Connecticut Housing Production and Permit Authorized Construction

1988

Connecticut
Department of Housing

Connecticut Department of Housing

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Introduction

The Department of Housing (DOH), the lead agency in all matters related to housing in Connecticut, monitors housing growth, analyzes trends, and collects data concerning the public and private housing sectors.

The Department annually publishes statistics on housing production in the state, and monthly distributes an update to the news media. This report presents the annual statistics on permit-authorized construction, specifying the additions to, and reductions from, the Connecticut housing inventory.

These statistics are based on reports submitted by local building-permit offices in response to a monthly mail survey conducted by the Construction Statistics Division of the U.S. Bureau of the Census. The DOH, on behalf of the state of Connecticut, acts as a cooperating agency in the survey.

The data contained in this report are subject to continuous revision; the tables were produced by the DOH Construction Activity Information System.

Direct questions to Research Section Supervisor Sandy Bergin at 566-4682.

Total Housing Production

During 1988, 19,552 housing units were authorized to be added to the housing inventory in Connecticut.

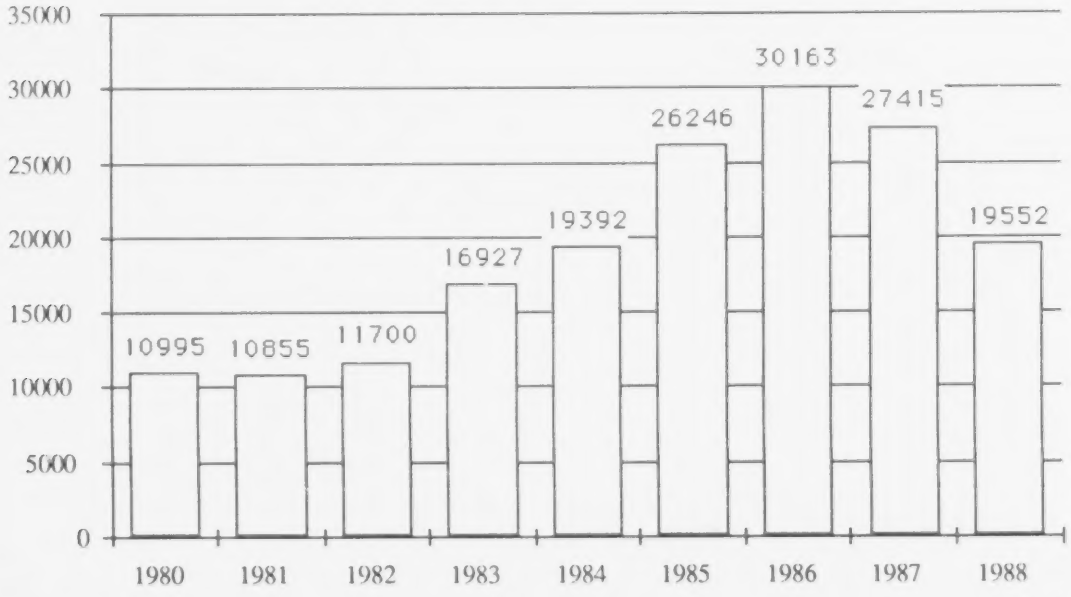
This production level fell 28.7 percent when compared with the 27,415 housing units approved in 1987, 35.2 percent from the 30,163 housing units allowed in 1986, and 25.5 percent from the 26,246 housing units allowed in 1985.

The total for 1988 was the lowest annual figure since 19,392 total units were authorized in 1984.

Before 1983, it appears that fewer than 12,000 housing units were permitted each year in Connecticut.

The following graph displays the total authorized housing production in Connecticut between 1980 and 1988.

Total Housing Units Authorized Between 1980 and 1988.
(DOH)



Privately owned housing units accounted for 19,426 of the total number of housing units authorized in 1988, a 28.8 percent decrease from the 27,294 private units allowed in 1987.

Only 126 publicly owned housing units were approved during 1988, or 0.6 percent of the total. But this figure was up 4.1 percent from the 121 public units approved in 1987.

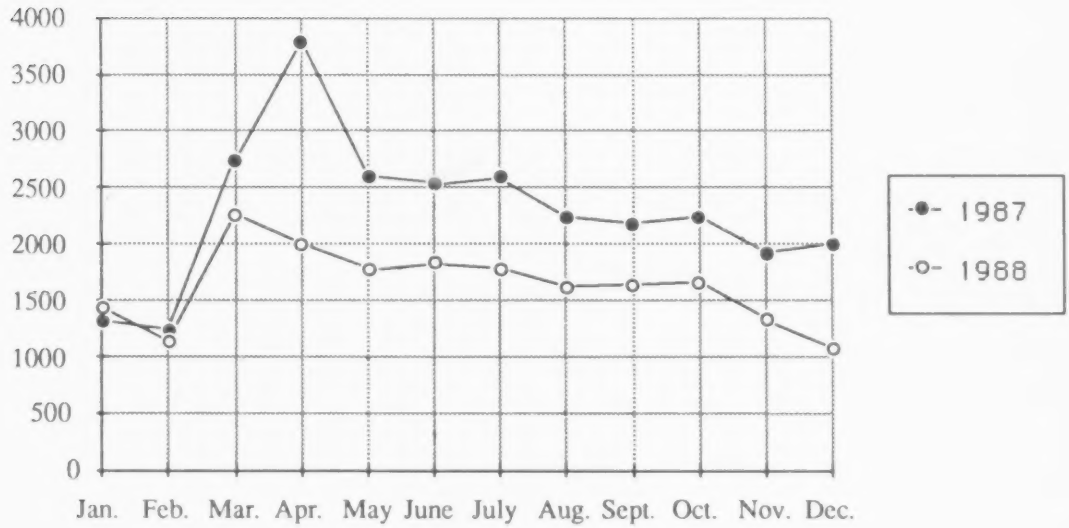
During 1988, construction activity maintained a fairly consistent level of production, with no major fluctuations outside normal seasonal adjustments.

In April 1987, a record 3,796 total housing units were authorized; but only 1,998 were authorized for that month in 1988.

The state registered the highest monthly total of housing units authorized in 1988 in March, with 2,264 total units.

Waterbury led the state during this month with 130 new units authorized, followed by New Haven with 120, and Farmington with 113.

Total Housing Units Authorized by Month in 1987 and 1988.
(DOH)



Analysis

Several factors contributed to the substantial decline in housing production during 1988. From late 1985 through 1987, Connecticut recorded an unprecedented growth in housing. A virtual building and buying frenzy occurred.

It was not uncommon for a seller to receive several bids for a house, with offers often exceeding the asking price. As a result, developers attempting to take advantage of the prosperous housing market began to overbuild, which resulted in supply eventually catching and surpassing demand.

This was particularly evident in the area of condominiums, where overbuilding, high prices, and bad planning contributed to the glut that currently exists in the condominium market.

Another factor in the decline was the escalating cost of land throughout Connecticut.

Land cost was the single most expensive component in the construction of a new residential dwelling. According to figures obtained from the Home Builders Association of Connecticut, the average land cost in the construction of a home on a one-acre lot was $82,266 in 1988. This represents 39.8 percent of the total outlay.

By contrast, labor constituted 20.5 percent of the total cost, and materials 21.9 percent. Also, restrictive

zoning and local regulations tended to inhibit potential developers from constructing affordable housing.

Other elements that contributed to the softening of Connecticut's housing market in 1988 included rising mortgage interest rates, the effects of the Tax Reform Act of 1986, sellers listing homes at inflated prices, buyers being more selective and waiting longer periods before buying, and the general economic uncertainty brought on by the presidential election.

New Housing

New construction accounted for 19,057 of the units authorized during 1988, or 97.5 percent of the total. This figure represents a 28.8 percent decrease from the 26,765 new units approved in 1987.

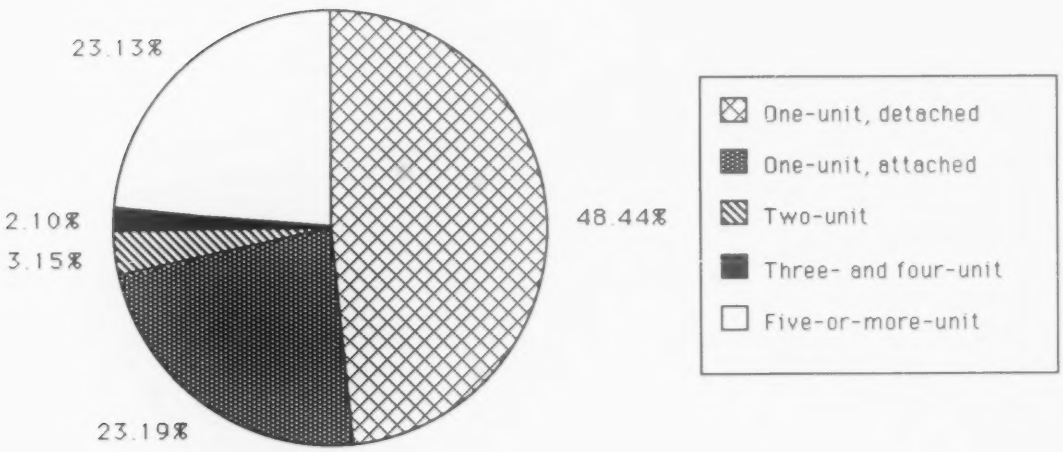
There were 18,931 privately owned new housing units authorized during 1988, a drop of 28.9 percent from the 26,644 new private units approved in 1987.

The following table shows the distribution of the new, privately owned, housing units permitted in 1987 and 1988 by structure-type.

Privately Owned New Housing. (DOH)

	1988	1987	% Chg.
Total	18,931	26,644	-28.9
One-unit, detached	9,170	12,612	-27.3
One-unit, attached	4,390	5,462	-19.6
Two-unit	596	834	-28.5
Three- and Four-unit	397	512	-22.5
Five-or-more-unit	4,378	7,224	-39.4

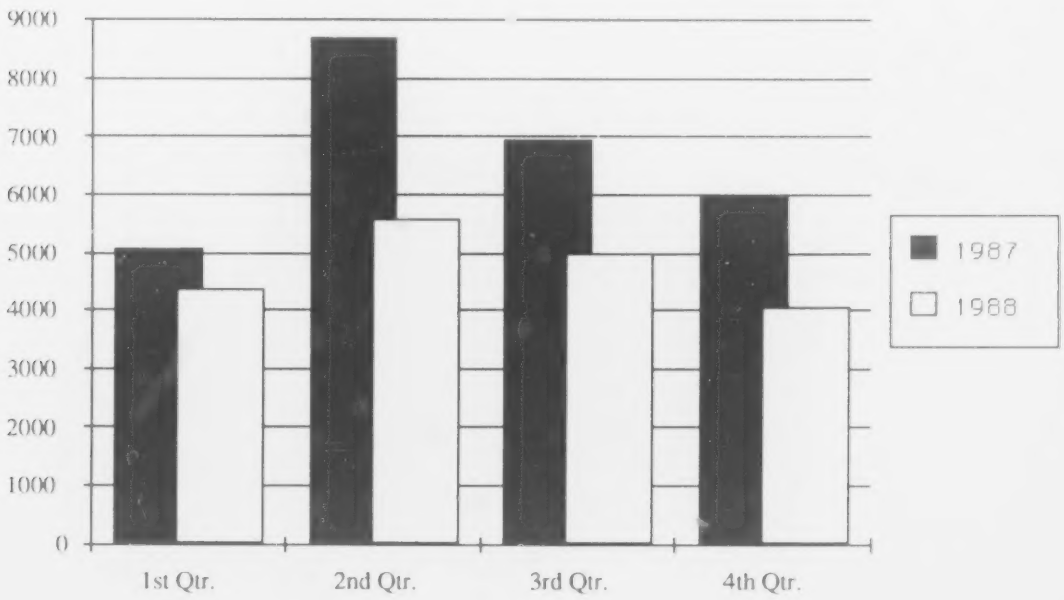
Privately Owned New Housing and 1988.
(DOH)



The 126 new, publicly assisted housing units permitted during 1988 constituted a 4.1 percent increase when compared with the 121 new public units granted in 1987.

Of the 126 new units authorized during 1988, 28 were one-family attached structures, 14 were contained in two-unit structures, and 84 in structures containing five-or-more units.

New Housing Units by Quarter in 1987 and 1988.
(DOH)



Adaptive Use for Housing

During 1988, seven existing non-residential and non-housekeeping buildings were authorized for conversion to housing. As a result of changes in the scope of the survey, these types of conversions were no longer formally reported.

Local building officials have been requested to provide this information when possible.

The seven converted buildings accounted for the creation of 438 housing units.

According to the Connecticut Historical Commission, applications were approved during 1988 for 16 projects using rehabilitation tax credits for historical preservation. The 16 projects were responsible for the creation of 357 units. This figure is up 104.0 percent from the 175 units approved in 1987.

The largest conversion activity using the tax credit was the American Thermos Bottle Company complex located in Norwich, with 200 units.

Accessory Apartments

Additions and alterations to existing residential housekeeping buildings provided at least 55 housing units in 1988.

Generally, a single-family house was converted into a two-family house, or an attached garage into an additional housing unit.

As a result of changes in the classification of several survey items, additions and alterations that resulted in housing-inventory gains or losses were no longer directly reported.

The 55 housing units gained during 1988 were informally reported by local building officials.

Manufactured Mobile Homes

As a result of changes made to the scope of the survey, permits issued for the placement of manufactured mobile homes were no longer reported.

However, the National Conference of States on Building Codes and Standards, located in Herndon, Virginia, reported that 250 manufactured mobile homes were shipped to Connecticut dealers during 1988. This represents a decrease of 24.5 percent, or 81 manufactured mobile homes, when compared with 1987.

Geographic Distribution

The volume of housing production authorized during 1988 fell considerably short of the 1987 figure.

While every region in the state experienced a decline in housing production, several areas of Connecticut continued to attract the greatest interest from developers.

The Greater Hartford, New Haven, and Naugatuck Valley regions continued to generate the most significant residential growth.

Reasons for the continued expansion in these areas included their close proximity to major thoroughfares — Connecticut Route 8 and Interstates 84 and 91 — and their continued economic prosperity, which generated a greater need for housing production.

A further discussion of Connecticut's housing market can be found in the *1988 Annual Housing Market Report*, published by the DOH.

Net Gain

The net gain in Connecticut's housing inventory totaled 18,313 units in 1988. There were 1,239 units authorized for demolition, a decrease of 1.0 percent from the 1,252 units demolished in 1987.

Planning Regions

The Capitol region recorded the highest net gain in housing units authorized during 1988, with 3,771 units, or 20.6 percent of the net gain in the state. Enfield led the region with a net gain of 515 housing units, followed by Farmington with 402, and Newington with 337.

The South Central Connecticut region ranked second in net gain in Connecticut with 2,582 units authorized, or 14.1 percent of the statewide total.

The Southeastern Connecticut planning region, with a net gain of 1,887 units, finished third.

Counties

Hartford County led the state in net gain during 1988, with 4,896 units permitted. Enfield led Hartford County with a net gain of 515 units, followed by Bristol with 455, and Farmington with 402.

New Haven County followed, with a net gain of 4,522 housing units. Fairfield County was third, with a net gain of 3,138 units.

New London County, which recorded the greatest

percentage increase among counties in 1987 with a 39.9 percent jump over the figures for 1986, registered a 25.9 percent decline in 1988. Towns in New London County recorded a net gain of 2,091 units. Reasons for New London County's decline included the strike at the Electric Boat Division of General Dynamics, the Navy's reduction in transfers from base-to-base, and home prices in southeastern Connecticut beginning to come in line with those in the rest of the state.

The remaining counties, ranked by net gain, follow: Litchfield County (1,639 units), Middlesex County (1,405 units), Windham County (974 units), and Tolland County (887 units).

Municipalities

For the fourth consecutive year, Waterbury led the state in net gain, authorizing 989 housing units. While Waterbury's 989 units led the state during 1988, this figure represents a decline of 30.7 percent compared to the 1987 figure for the city.

During the last four years, Waterbury has averaged an annual net gain of over 1,130 units.

Condominium structures were responsible for many of the new units authorized. Several factors contributed to Waterbury's continued prosperity.

The revitalization of Waterbury's business community has continued to attract firms from other regions of the state, drawn by several favorable conditions: an attractive location, situated at the crossroad of Connecticut Route 8 and Interstate 84; competitive prices for commercial space; a steady supply of labor; and existing vacant structures that eliminate construction costs and contain readily available utilities.

Another major factor in Waterbury's continued expansion was the cost of housing. Homes in the Waterbury area have remained relatively affordable compared to other areas in Connecticut.

According to a survey conducted by the state Office of Policy and Management, the mean sales price for a house sold during 1987 in Waterbury was $102,854. During the same period, the mean sales price for a house sold in South Western Regional Planning Agency was $357,158; and the mean sales price for Connecticut was $174,929.

Conversely, continued growth has raised various concerns. The inflow of residents from other areas of the state has tightened the rental market in Waterbury. This, coupled with condominium conversions and the demolition of low-rent buildings created a degree of apprehension in low-income renters.

Other problems associated with the steady expansion of the area included increasing traffic congestion, low water pressure, and developmental issues.

Middletown, which ranked third in 1987, finished second in 1988, issuing permits for 663 units, a decrease of 21.0 percent from the 1987 figure. Norwalk finished third in 1988 with 569 units.

Other cities and towns that ranked in the top ten by net gain included Enfield (515 units), Meriden (476 units), Groton Town (463 units), Bristol (455 units), Torrington (433 units), Farmington (402 units), and New Haven (375 units).

Inventory Change

At the end of 1988, there were an estimated 1,321,341 housing units in Connecticut. This estimate was based on a net gain of 162,457 housing units authorized from January 1980 through December 1988, added to a base of 1,158,884 housing units reported in the 1980 Census.

The following table illustrates the inventory change for the period 1980-1988.

Change in the Connecticut Housing Inventory by Units Per Structure Between 1980 and 1988.
(DOH; base from the U.S. Bureau of Census)

	% of Inventory 1988	Inventory 1988	Inventory 1980	Net Gain	% Change 1980-1988
Total Inventory	100.0	1,321,341	1,158,884	162,457	14.0
One-unit	62.6	826,670	714,093	112,577	15.8
Detached	57.8	763,205	683,054	80,151	11.7
Attached*	4.8	63,465	31,039	32,426	104.5
Two-unit	9.5	125,956	123,098	2,858	2.3
Three- and four-unit	8.6	113,454	111,274	2,180	2.0
Five-or-more-unit	18.2	241,106	201,132	39,974	19.9
Mobile Homes**	0.8	10,097	9,287	810	8.7
Undetermined	0.3	4,058	NA	4,058	NA

* Survey form did not distinguish between attached and detached one-family houses between 1980-1982.
** As of January 1988, mobile homes were no longer formally reported.

From 1982 through 1987, additions and alterations to existing housekeeping buildings resulted in a net gain of 1,734 housing units.

Before 1982, gains and losses from this source were not directly reported. A similar net gain of 138 housing units in 1981 was noted informally in reports from local building officials. Beginning in 1987, gains and losses from this source were again excluded from direct reporting.

Local building officials informally reported that 55 housing units were added during 1988 through additions and alterations.

Construction Value

The total investment in authorized residential construction and alterations in 1988 was $1.9 billion, down 17.4 percent from the 1987 level of $2.3 billion. Similarly, the recorded value of new, privately owned, housekeeping residential construction in 1988 was $1.4 billion, down 22.2 percent from the previous year's value of $1.8 billion.

The estimated value of one-family detached construction authorized in 1988 was $974.7 million, or an average of $106,296 per house. The total value was down 20.0 percent from the 1.2 billion value in 1987. The average value was up 11.4 percent from $95,403 per house in 1987.

Investment in hotels during 1988 was $19.2 million; and reported investment in accessory apartments was $1.5 million.

Additions, alterations, and conversions to residential structures during 1988 were valued at approximately $471.8 million.

The total amount spent for additions, alterations, and conversions to non-residential and non-housekeeping buildings was an estimated $585.1 million for the year. Additions of residential garages and carports resulted in an expenditure of $44.1 million during 1988.

New Residential Non-Housekeeping Buildings

During 1988, 909 transient residential rooms were authorized for construction.

The number of new hotel, motel, and other tourist rooms declined 19.3 percent from the amount of new transient rooms permitted during 1987: 1,127. These rooms were contained in 16 structures – down 51.5 percent from the 33 structures permitted in 1987.

The 1988 estimated value of these buildings, $19.2 million was down 31.9 percent from the 1987 value of $28.2 million.

Thirteen buildings were authorized during 1988 as new rooming houses, summer camps, lodge associations, and other buildings providing shelter.

This figure increased 85.7 percent when compared to the seven buildings authorized in 1987.

The 13 buildings resulted in the creation of 682 rooms with a valuation estimated at $12.2 million.

New Non-Residential Buildings

In 1988, 345 new, privately owned, office, bank, and professional buildings were permitted. These structures were valued at approximately $300.6 million.

The number of buildings decreased by 10.9 percent from the 387 new buildings approved during 1987.

The estimated value of construction, an indication of square footage, also decreased by 24.4 percent from the construction value in 1987: $397.6 million.

There were 356 new industrial buildings, valued at $121.8 million, authorized during 1988. The number of buildings increased by 7.2 percent from the 332 new industrial buildings permitted during 1987. However, the estimated value of construction decreased by 62.6 percent from the $325.9 million in 1987.

There were 314 new stores and other mercantile buildings authorized during 1988, valued at $153.3 million. The number of buildings decreased 23.0 percent from the 408 buildings approved during 1987. However, the estimated value of construction increased 21.2 percent, from the $126.5 million registered in 1987.

Also, during 1988, 33 new, privately owned schools and other educational buildings were permitted, down 2.9 percent from the 34 permitted last year. Their construction value was $9.9 million, a decrease of 28.8 percent from the estimated construction value of $13.9 million for educational buildings in 1987.

Forty-seven new, publicly owned school and other educational buildings were permitted in 1988, with a value of $33.4 million.

Also, 16 publicly owned public works and utilities buildings were authorized in 1988, with a construction valued of an estimated $21.2 million.

Construction Cost

According to data obtained from the Home Builders Association of Connecticut, the average cost to construct a 2,000-square-foot house on a one-acre lot was $206,813 in 1988.

In the past, the Association monitored the construction cost for a 1,500-foot-home on a 3/4-acre lot. This type of home was prototypical of a newly constructed home; but a trend toward the construction of more luxurious homes on larger lots developed.

This increase in lot size can be partially attributed

to attempts to satisfy local zoning and regulatory requirements, while the increase in structure size was a reaction to the escalating cost of land.

With the trend toward larger lots, accompanied by increasing land prices, it was more profitable for a builders to construct larger, more luxurious homes.

The most expensive factor in the construction of the 2,000-square-foot home was land, accounting for $82,266 or 39.8 percent of the total outlay.

The second most costly element was material, accounting for 21.9 percent or $45,273.

Financing, the only component to record a decline, decreased by 27.7 percent in comparison to 1987.

(A description of the building-permits survey, the limitations and characteristics of the data, and a glossary follow the summary tables on housing production.)

HOUSING UNITS AUTHORIZED

JANUARY 1980 THROUGH DECEMBER 1988

YEAR AND MONTH		TOTAL	IN NEW STRUCTURES WITH						MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
			TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
1980:	JANUARY	538	523	350	350	0	18	46	109	5	0	10
	FEBRUARY	568	443	220	220	0	24	0	199	1	0	124
	MARCH	402	391	301	301	0	26	0	64	1	0	10
	APRIL	703	595	445	445	0	20	13	117	4	0	104
	MAY	864	853	512	512	0	26	23	292	9	0	2
	JUNE	1,280	1,270	579	579	0	38	20	633	7	0	3
	JULY	1,088	1,083	695	695	0	24	26	338	5	0	0
	AUGUST	1,184	1,076	675	675	0	44	46	311	7	0	101
	SEPTEMBER	1,271	1,264	740	740	0	56	19	449	6	0	1
	OCTOBER	1,502	1,491	796	756	40	96	74	525	5	0	6
	NOVEMBER	959	956	618	618	0	26	11	301	3	0	0
	DECEMBER	636	633	411	411	0	42	18	162	3	0	0
1981:	JANUARY	570	419	193	193	0	26	98	102	1	150	0
	FEBRUARY	544	460	169	169	0	12	25	254	9	3	72
	MARCH	1,029	797	569	569	0	38	43	147	17	0	215
	APRIL	1,201	1,002	667	667	0	46	18	271	6	0	193
	MAY	1,004	952	739	699	40	16	22	175	22	0	30
	JUNE	828	820	672	672	0	40	15	93	6	0	2
	JULY	1,157	1,151	616	616	0	90	14	431	4	0	2
	AUGUST	1,352	1,346	494	494	0	22	55	775	2	0	4
	SEPTEMBER	891	860	467	452	15	24	22	347	3	4	24
	OCTOBER	1,075	1,054	822	422	400	46	27	159	10	0	11
	NOVEMBER	789	774	432	432	0	18	22	302	10	0	5
	DECEMBER	415	413	294	294	0	24	29	66	1	0	1
1982:	JANUARY	308	256	220	111	109	8	4	24	2	33	17
	FEBRUARY	372	338	240	211	29	20	10	68	1	31	2
	MARCH	905	850	573	312	261	16	12	249	2	38	15
	APRIL	896	780	583	435	148	20	28	149	5	87	24
	MAY	1,366	1,251	579	463	116	18	34	620	4	108	3
	JUNE	869	825	720	485	235	8	27	70	17	21	6
	JULY	810	720	624	523	101	26	7	63	9	55	26
	AUGUST	1,137	989	726	548	178	14	52	197	10	27	111
	SEPTEMBER	1,360	1,272	661	501	160	14	8	589	14	66	8
	OCTOBER	1,179	1,064	696	568	128	16	19	333	7	28	80
	NOVEMBER	1,377	1,251	979	645	334	18	11	243	14	21	91
	DECEMBER	1,121	930	629	481	148	20	12	269	7	31	153
1983:	JANUARY	643	450	361	292	69	12	11	66	3	36	154

HOUSING UNITS AUTHORIZED

JANUARY 1980 THROUGH DECEMBER 1988

YEAR AND MONTH	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
1983: FEBRUARY	887	859	429	250	179	6	17	407	3	22	3
MARCH	1,369	1,303	1,008	787	221	22	25	248	8	8	50
APRIL	1,412	1,320	1,016	771	245	32	16	256	11	58	23
MAY	1,494	1,402	1,104	861	243	32	32	234	15	8	69
JUNE	1,685	1,614	1,225	982	243	28	33	328	6	32	33
JULY	1,731	1,662	1,305	829	476	28	44	285	5	32	32
AUGUST	1,471	1,412	1,278	993	285	20	19	95	12	33	14
SEPTEMBER	1,950	1,818	1,203	874	329	32	28	555	6	41	85
OCTOBER	1,501	1,383	1,149	771	378	28	18	188	12	49	57
NOVEMBER	1,597	1,489	1,138	784	354	32	16	303	10	56	42
DECEMBER	1,187	1,144	729	516	213	12	15	388	26	16	1
1984: JANUARY	743	689	498	376	122	6	3	182	1	34	19
FEBRUARY	992	921	749	439	310	16	26	130	11	41	19
MARCH	1,708	1,640	951	662	289	32	26	631	5	26	37
APRIL	1,999	1,885	1,279	942	337	58	35	513	20	32	62
MAY	1,895	1,725	1,393	1,055	338	80	56	196	22	38	110
JUNE	1,666	1,588	1,410	1,043	367	38	19	121	4	41	33
JULY	1,716	1,631	1,362	911	451	80	29	160	15	26	44
AUGUST	1,650	1,576	1,260	959	301	36	24	256	9	45	20
SEPTEMBER	1,607	1,428	1,302	801	501	34	25	67	14	31	134
OCTOBER	1,869	1,821	1,311	903	408	56	105	349	8	34	6
NOVEMBER	1,780	1,691	1,332	836	496	48	30	281	6	54	29
DECEMBER	1,767	1,536	968	590	378	32	7	529	20	23	188
1985: JANUARY	1,274	1,184	740	420	320	26	38	380	11	29	50
FEBRUARY	1,183	1,032	570	417	153	22	19	421	9	25	117
MARCH	1,940	1,815	1,512	940	572	48	50	205	15	33	77
APRIL	2,455	2,307	1,805	1,301	504	48	26	428	15	37	96
MAY	3,183	2,960	2,061	1,470	591	52	37	810	15	29	179
JUNE	2,804	2,704	1,863	1,298	565	58	68	715	9	58	33
JULY	2,266	2,184	1,846	1,230	616	36	19	283	12	33	37
AUGUST	2,291	2,225	1,728	1,208	520	60	99	338	12	33	21
SEPTEMBER	2,501	2,454	1,757	1,122	635	40	20	637	8	27	12
OCTOBER	2,280	2,162	1,737	1,186	551	84	44	297	32	36	50
NOVEMBER	2,143	2,047	1,572	1,028	544	76	23	376	3	37	56
DECEMBER	1,926	1,873	1,167	854	313	40	19	647	23	29	1
1986: JANUARY	1,306	1,258	1,007	596	411	38	35	178	9	26	13
FEBRUARY	1,478	1,349	755	505	250	32	33	529	8	43	78
MARCH	2,480	2,353	1,398	1,039	359	80	25	850	4	50	73

HOUSING UNITS AUTHORIZED

JANUARY 1980 THROUGH DECEMBER, 1988

YEAR AND MONTH		TOTAL	IN NEW STRUCTURES WITH						MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
			TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
1986:	APRIL	3,246	2,943	2,430	1,614	816	60	79	374	8	59	236
	MAY	2,979	2,649	2,157	1,528	629	78	46	368	8	39	283
	JUNE	3,358	3,233	2,089	1,480	609	90	77	977	29	28	68
	JULY	2,831	2,728	2,237	1,527	710	64	20	407	20	38	45
	AUGUST	2,863	2,735	2,055	1,411	644	44	30	606	14	74	40
	SEPTEMBER	2,908	2,596	1,968	1,302	666	84	100	444	29	51	232
	OCTOBER	2,932	2,795	2,297	1,446	851	74	90	334	5	28	104
	NOVEMBER	1,768	1,664	1,335	927	408	44	105	180	3	50	51
	DECEMBER	2,014	1,900	1,091	807	284	56	99	654	14	53	47
1987:	JANUARY	1,320	1,256	892	626	266	26	24	314	0	0	64
	FEBRUARY	1,231	1,223	944	575	369	44	3	232	0	8	0
	MARCH	2,740	2,602	1,653	1,186	467	80	29	840	1	4	133
	APRIL	3,796	3,663	2,290	1,454	836	80	90	1,203	0	79	54
	MAY	2,601	2,559	1,640	1,333	307	76	53	790	0	3	39
	JUNE	2,531	2,489	1,962	1,436	526	110	34	383	0	10	32
	JULY	2,597	2,591	1,696	1,208	488	108	111	676	0	6	0
	AUGUST	2,247	2,195	1,519	1,162	357	64	38	574	0	5	47
	SEPTEMBER	2,184	2,180	1,370	1,008	362	46	63	701	0	4	0
	OCTOBER	2,244	2,243	1,737	1,028	709	92	31	383	0	1	0
	NOVEMBER	1,919	1,901	1,187	844	343	46	29	639	0	2	16
	DECEMBER	2,005	1,863	1,234	752	482	62	7	560	1	3	138
1988:	JANUARY	1,443	1,134	631	369	262	20	37	446	0	12	297
	FEBRUARY	1,142	1,142	836	471	365	38	47	221	0	0	0
	MARCH	2,264	2,121	1,536	978	558	92	66	427	0	3	140
	APRIL	1,998	1,993	1,409	1,094	315	36	66	482	1	4	0
	MAY	1,769	1,768	1,438	1,017	421	52	27	251	0	1	0
	JUNE	1,831	1,831	1,311	1,013	298	74	19	427	0	0	0
	JULY	1,782	1,782	1,511	854	657	26	26	219	0	0	0
	AUGUST	1,617	1,617	1,363	846	517	84	38	132	0	0	0
	SEPTEMBER	1,640	1,610	966	747	219	58	33	553	1	29	0
	OCTOBER	1,665	1,664	931	660	271	46	10	677	0	1	0
	NOVEMBER	1,327	1,322	909	601	308	54	17	342	0	4	1
	DECEMBER	1,074	1,073	747	520	227	30	11	285	0	1	0

HOUSING UNITS AUTHORIZED

JANUARY 1980 THROUGH DECEMBER 1980

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	10,995	10,578	6,342	6,302	40	440	296	3,500	56	0	361
PRIVATELY OWNED	10,538	10,121	6,251	6,251	0	440	244	3,186	56	0	361
PUBLICLY OWNED	457	457	91	51	40	0	52	314	0	0	0
				IN STRUCTURES DEMOLISHED - - -							
LOSSES	1,359	1,359	366			340	283	370	0	0	0
					IN STRUCTURES - - -						
NET GAIN/LOSS	9,636	9,219	5,976			100	13	3,130	56	0	361

HOUSING UNITS AUTHORIZED

JANUARY 1981 THROUGH DECEMBER 1981

CONNECTICUT DEPARTMENT OF HOUSING CONSTRUCTION ACTIVITY INFORMATION SYSTEM (DOHCAIS)

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	10,855	10,048	6,134	5,679	455	402	390	3,122	91	157	559
PRIVATELY OWNED	10,132	9,355	5,611	5,596	15	400	362	2,962	91	157	529
PUBLICLY OWNED	723	693	523	83	440	2	28	140	0	0	30
				IN STRUCTURES DEMOLISHED - - -							
LOSSES	1,400	1,381	357			338	228	458	0	19	0
					IN STRUCTURES - - -						
NET GAIN/LOSS	9,455	8,667	5,777			64	162	2,664	91	138	559

HOUSING UNITS AUTHORIZED

JANUARY 1982 THROUGH DECEMBER 1982

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	11,700	10,526	7,230	5,283	1,947	198	224	2,874	92	546	536
PRIVATELY OWNED	11,435	10,285	7,077	5,283	1,794	198	224	2,786	92	522	536
PUBLICLY OWNED	265	241	153	0	153	0	0	88	0	24	0
				IN STRUCTURES DEMOLISHED - - -							
LOSSES	1,129	911	389			202	179	141	0	126	92
					IN STRUCTURES - - -						
NET GAIN/LOSS	10,571	9,615	6,841			-4	45	2,783	92	420	444

HOUSING UNITS AUTHORIZED

JANUARY 1983 THROUGH DECEMEBR 1983

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	16,927	15,856	11,945	8,710	3,235	284	274	3,353	117	391	563
PRIVATELY OWNED	16,515	15,472	11,905	8,710	3,195	284	246	3,037	117	391	535
PUBLICLY OWNED	412	384	40	0	40	0	28	316	0	0	28
IN STRUCTURES DEMOLISHED - - -											
LOSSES	1,028	815	320			164	125	206	0	122	91
IN STRUCTURES - - -											
NET GAIN/LOSS	15,899	15,041	11,625			120	149	3,147	117	269	472

HOUSING UNITS AUTHORIZED

JANUARY 1984 THROUGH DECEMBER 1984

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	19,392	18,131	13,815	9,517	4,298	516	385	3,415	135	425	701
PRIVATELY OWNED	19,099	17,840	13,548	9,517	4,031	516	385	3,391	135	423	701
PUBLICLY OWNED	293	291	267	0	267	0	0	24	0	2	0
IN STRUCTURES DEMOLISHED - - -											
LOSSES	1,238	1,065	380			140	184	361	0	81	92
IN STRUCTURES - - -											
NET GAIN/LOSS	18,154	17,066	13,435			376	201	3,054	135	344	609

HOUSING UNITS AUTHORIZED

JANUARY 1985 THROUGH DECEMBER 1985

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	26,246	24,947	18,358	12,474	5,884	590	462	5,537	164	406	729
PRIVATELY OWNED	25,794	24,497	18,128	12,474	5,654	588	462	5,319	164	404	729
PUBLICLY OWNED	452	450	230	0	230	2	0	218	0	2	0
IN STRUCTURES DEMOLISHED - - -											
LOSSES	982	830	355			138	156	181	0	65	87
IN STRUCTURES - - -											
NET GAIN/LOSS	25,264	24,117	18,003			452	306	5,356	164	341	642

HOUSING UNITS AUTHORIZED

JANUARY 1986 THROUGH DECEMBER 1986

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	30,163	28,203	20,819	14,182	6,637	744	739	5,901	151	539	1,270
PRIVATELY OWNED	29,686	27,849	20,793	14,180	6,613	742	709	5,605	151	539	1,147
PUBLICLY OWNED	477	354	26	2	24	2	30	296	0	0	123
IN STRUCTURES DEMOLISHED - - -											
LOSSES	1,161	1,058	456			156	157	289	0	41	62
IN STRUCTURES - - -											
NET GAIN/LOSS	29,002	27,145	20,363			588	582	5,612	151	498	1,208

HOUSING UNITS AUTHORIZED

JANUARY 1987 THROUGH DECEMBER 1987

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	27,415	26,765	18,124	12,612	5,512	834	512	7,295	2	125	523
PRIVATELY OWNED	27,294	26,644	18,074	12,612	5,462	834	512	7,224	2	125	523
PUBLICLY OWNED	121	121	50	0	50	0	0	71	0	0	0
IN STRUCTURES DEMOLISHED - - -											
LOSSES	1,252	1,252	648			166	142	296	0	0	0
IN STRUCTURES - - -											
NET GAIN/LOSS	26,163	25,513	17,476			668	370	6,999	2	125	523

HOUSING UNITS AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

	TOTAL	IN NEW STRUCTURES WITH							MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
		TOTAL	1 UNIT TOTAL	1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE			
TOTAL GAINS	19,552	19,057	13,588	9,170	4,418	610	397	4,462	2	55	438
PRIVATELY OWNED	19,426	18,931	13,560	9,170	4,390	596	397	4,378	2	55	438
PUBLICLY OWNED	126	126	28	0	28	14	0	84	0	0	0
IN STRUCTURES DEMOLISHED - - -											
LOSSES	1,239	1,239	600			130	84	425	0	0	0
IN STRUCTURES - - -											
NET GAIN/LOSS	18,313	17,818	12,988			480	313	4,037	2	55	438

HOUSING UNITS AUTHORIZED IN CONNECTICUT PLANNING REGIONS

RANKED BY NUMERICAL NET CHANGE

JANUARY 1988 THROUGH DECEMBER 1988

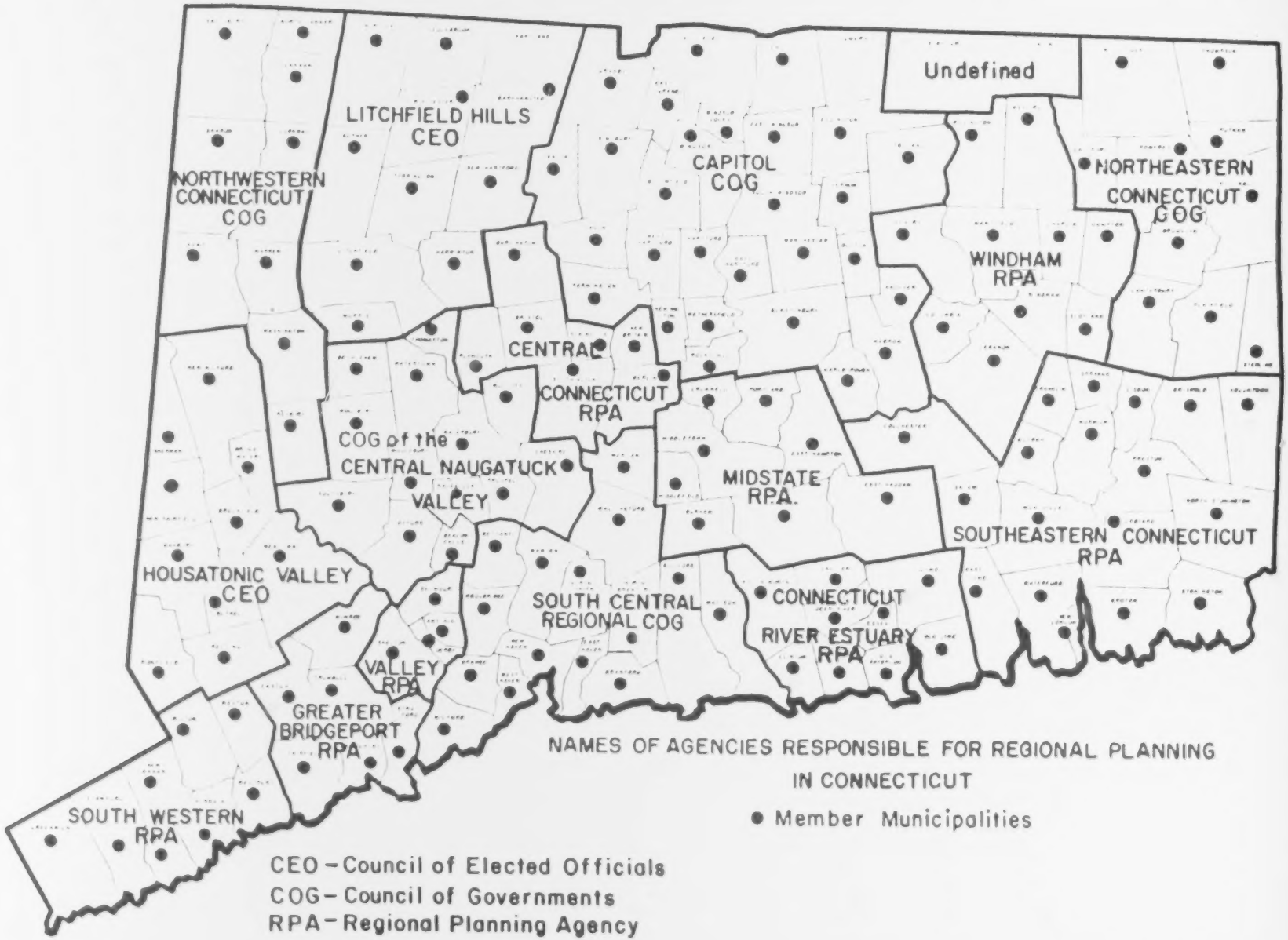
PLANNING REGIONS	NUMBER OF HOUSING UNITS — ESTIMATED TOTAL END OF PERIOD	NET GAIN	NEW CONSTRUCTION	OTHER GAINS	LOSSES	PERCENT CHANGE — BY REGION	PERCENT OF TOTAL STATE CHANGE
CONNECTICUT	1,321,341	18,313	19,057	495	1,239	1.4	100.0
CAPITOL	281,861	3,771	3,559	304	92	1.4	20.6
SOUTH CENTRAL CONNECTICUT	218,667	2,582	2,711	63	192	1.2	14.1
SOUTHEASTERN CONNECTICUT	95,846	1,887	1,945	0	58	2.0	10.3
CENTRAL NAUGATUCK VALLEY	104,166	1,832	1,873	0	41	1.8	10.0
CENTRAL CONNECTICUT	91,893	1,444	1,538	0	94	1.6	7.9
SOUTH WESTERN	135,001	1,347	1,430	98	181	1.0	7.4
MIDSTATE	40,299	1,047	1,106	0	59	2.7	5.7
HOUSATONIC VALLEY	73,136	952	977	0	25	1.3	5.2
NORTHEASTERN CONNECTICUT	28,292	809	833	0	24	2.9	4.4
LITCHFIELD HILLS	33,146	783	790	0	7	2.4	4.3
WINDHAM	27,701	560	566	0	6	2.1	3.1
VALLEY	31,612	400	407	0	7	1.3	2.2
CONNECTICUT RIVER ESTUARY	26,755	345	362	1	18	1.3	1.9
GREATER BRIDGEPORT	117,196	300	705	28	433	.3	1.6
NORTHWESTERN CONNECTICUT	11,125	163	164	1	2	1.5	.9
NON-DEFINED PLANNING AREA	4,645	91	91	0	0	2.0	.5

HOUSING UNITS AUTHORIZED BY COUNTY

JANUARY 1988 THROUGH DECEMBER 1988

CONNECTICUT DEPARTMENT OF HOUSING CONSTRUCTION ACTIVITY INFORMATION SYSTEM (DOHCAIS)

STATE AND COUNTIES	TOTAL	IN NEW STRUCTURES WITH — TOTAL	1 UNIT — TOTAL	1 UNIT — DETACHED	1 UNIT — ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE	MOBILE HOMES	ADDITIONS ALTERATIONS	CHANGE OF USE
CONNECTICUT	19,552	19,057	13,588	9,170	4,418	610	397	4,462	2	55	438
FAIRFIELD COUNTY	3,138	3,012	1,878	1,215	663	68	86	980	0	48	78
HARTFORD COUNTY	4,896	4,593	3,100	1,806	1,294	186	98	1,209	2	4	297
LITCHFIELD COUNTY	1,639	1,638	1,379	995	384	24	32	203	0	1	0
MIDDLESEX COUNTY	1,405	1,404	991	739	252	8	20	385	0	1	0
NEW HAVEN COUNTY	4,522	4,459	3,122	1,813	1,309	264	94	979	0	1	62
NEW LONDON COUNTY	2,091	2,091	1,500	1,132	368	30	3	558	0	0	0
TOLLAND COUNTY	887	886	697	647	50	12	29	148	0	0	1
WINDHAM COUNTY	974	974	921	823	98	18	35	0	0	0	0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LITCHFIELD HILLS CEO
NORTHWESTERN CONNECTICUT COG
CAPITOL COG
NORTHEASTERN CONNECTICUT COG
WINDHAM RPA
CENTRAL CONNECTICUT RPA
COG of the CENTRAL NAUGATUCK VALLEY
MIDSTATE RPA
SOUTHEASTERN CONNECTICUT RPA
HOUSATONIC VALLEY CEO
SOUTH CENTRAL REGIONAL COG
CONNECTICUT RIVER ESTUARY RPA
VALLEY RPA
GREATER BRIDGEPORT RPA
SOUTH WESTERN RPA
NAMES OF AGENCIES RESPONSIBLE FOR REGIONAL PLANNING IN CONNECTICUT
• Member Municipalities
CEO – Council of Elected Officials
COG – Council of Governments
RPA – Regional Planning Agency

PERMIT AUTHORIZED CONSTRUCTION IN CONNECTICUT - BUILDINGS AND ESTIMATED VALUE: 1987 AND 1988

CONNECTICUT DEPARTMENT OF HOUSING

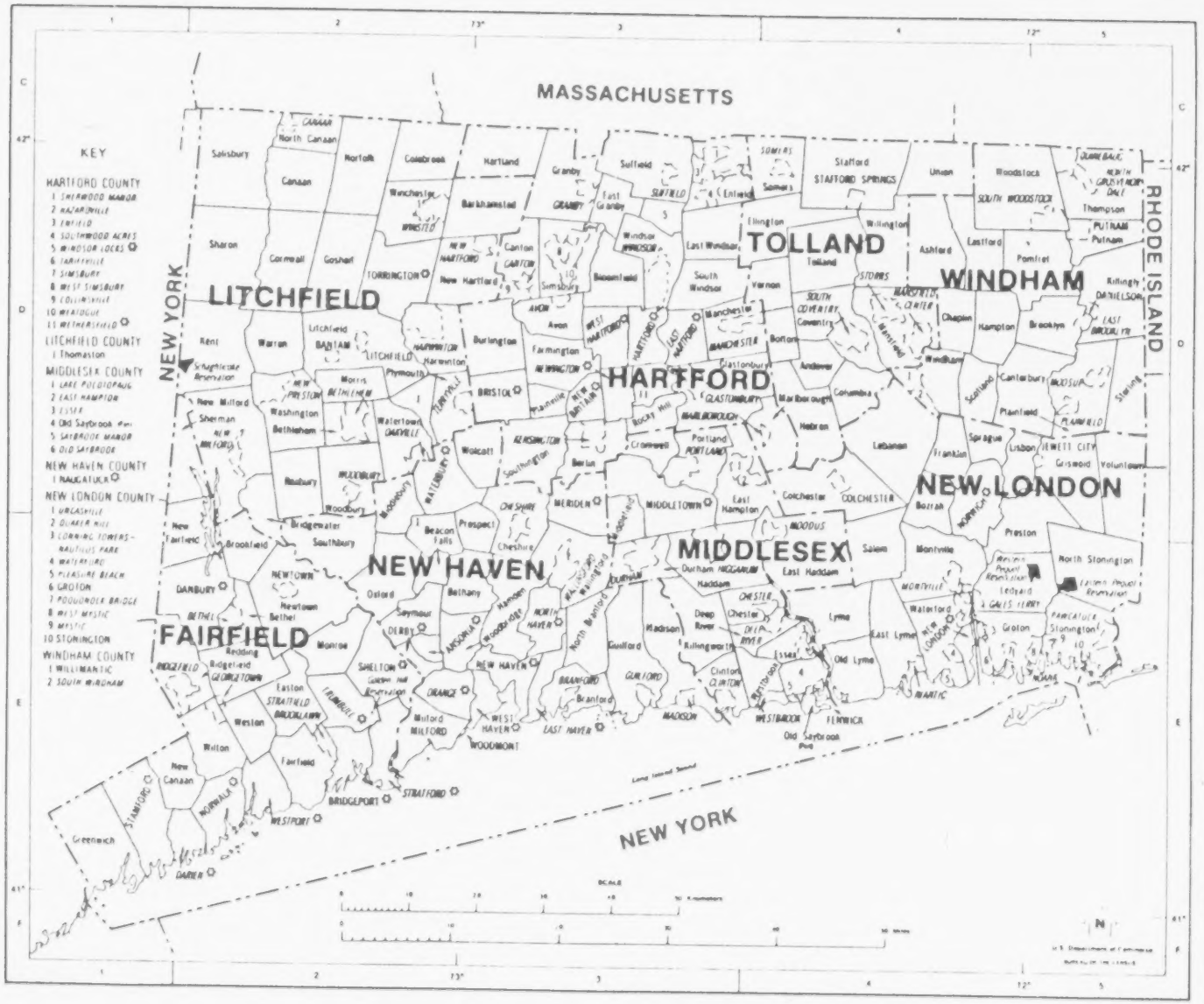
	Number of Buildings			Valuation of Construction		
			Percent Change			Percent Change
	1987	1988	1987-1988	1987	1988	1987-1988
TOTAL ALL ACTIVITY	64,572	62,765	-3.4	3,580,987,238	2,359,612,550	-6.2
TOTAL RESIDENTIAL ACTIVITY	51,053	47,762	-6.4	2,327,654,855	1,938,017,703	-16.7
NEW HOUSEKEEPING RESIDENTIAL BUILDINGS	14,254	14,301	-.3.7	1,803,007,105	1,381,205,103	-23.4
Privately Owned	14,202	14,258	-25.7	1,796,462,705	1,377,921,103	-23.5
One-family houses, detached	12,612	9,170	-27.3	1,218,018,465	974,733,953	-20.0
One-family houses, attached	5,462	4,390	-19.6	258,617,987	191,907,757	-25.8
Two-family buildings	417	298	-28.5	31,535,309	23,460,621	-25.6
Three- and four-family buildings	176	110	-19.1	10,961,629	10,324,175	-3.4
Five-or-more-family buildings	575	290	-49.6	269,328,915	165,494,997	-38.6
Publicly Owned	52	43	-17.3	6,540,800	7,284,000	11.4
One-family houses, detached	0	0	0.0	0	0	0.0
One-family houses, attached	50	28	-44.0	2,192,800	1,540,000	-29.8
Two-family buildings	0	7	--	0	644,000	--
Three- and four-family buildings	0	0	0.0	0	0	0.0
Five-or-more-family buildings	2	8	300.0	4,348,000	5,100,000	17.3
MOBILE HOMES*	2	2	0.0	44,491	43,058	-13.0
RESIDENTIAL ADDITIONS AND ALTERATIONS That result in -	27,500	29,440	6.7	429,776,802	471,782,945	9.8
An increase in the number of housing units*	42	19	-54.8	3,606,500	1,493,680	-58.6
Privately Owned	42	19	-54.8	3,606,500	1,493,680	-58.6
Publicly Owned	0	0	0.0	0	0	0.0
No change in the number of housing units*	27,558	29,421	6.8	426,170,302	470,289,265	10.4
Privately Owned	27,549	29,416	6.8	425,588,995	470,172,765	10.5
Publicly Owned	9	5	-44.4	581,307	116,500	-80.0
A decrease in the number of housing units*	0	0	0.0	0	0	0.0
Privately Owned	0	0	0.0	0	0	0.0
Publicly Owned	0	0	0.0	0	0	0.0
CONVERSIONS OF NONRESIDENTIAL AND NON-HOUSEKEEPING BUILDINGS TO HOUSEKEEPING BUILDINGS*	21	7	-66.7	13,368,797	9,530,500	-28.7
Privately Owned	21	7	-66.7	13,368,797	9,530,500	-28.7
Publicly Owned	0	0	0.0	0	0	0.0
RESIDENTIAL GARAGES AND CARPORTS	4,137	3,983	-3.7	50,542,208	44,074,133	-12.8
NEW RESIDENTIAL NONHOUSEKEEPING BUILDINGS	39	29	-25.6	30,954,852	31,377,964	-15.9
Transient hotels, motels, and tourist cabins	33	16	-51.5	28,213,532	19,206,313	-31.9
Other nonhousekeeping shelter	6	13	116.7	2,741,320	12,171,651	344.0

PERMIT AUTHORIZED CONSTRUCTION IN CONNECTICUT - BUILDINGS AND ESTIMATED VALUE: 1987 AND 1988

CONNECTICUT DEPARTMENT OF HOUSING

	Number of Buildings			Valuation of Construction		
	1987	1988	Percent Change 1987-1988	1987	1988	Percent Change 1987-1988
TOTAL NONRESIDENTIAL ACTIVITY	13,519	14,603	8.0	1,257,328,483	1,421,598,847	13.1
NEW NON-RESIDENTIAL BUILDINGS	7,212	7,377	2.3	1,116,716,266	836,525,208	-25.1
Privately Owned	7,149	7,277	1.7	1,044,431,841	749,754,907	-28.2
Amusement and recreational	60	53	-11.7	25,966,880	34,110,810	31.4
Churches and other religious	23	16	-30.4	7,570,043	7,272,256	-4.5
Industrial	372	356	7.2	325,969,473	121,802,226	-62.6
Parking garages (open to public)	23	17	-26.1	23,494,370	24,761,973	2.7
Service stations & repair garages	30	33	10.0	5,546,002	6,318,500	13.9
Hospital and other institutional	16	11	-31.3	30,910,518	12,543,045	-67.8
Office, bank and professional	387	345	-10.9	397,569,510	300,678,915	-24.4
Public works and utilities	34	36	5.9	11,778,310	4,323,668	-63.4
Schools and other educational	38	37	-2.9	13,944,900	9,929,165	86.7
Stores and other mercantile	408	314	-23.0	126,492,476	153,306,840	21.2
Other nonresidential buildings	2,527	2,641	4.5	34,268,666	38,135,189	11.3
Structures other than buildings	3,273	3,418	4.4	72,900,693	76,652,120	11.4
Publicly Owned	63	104	65.1	71,804,425	87,170,301	21.3
Amusement and recreational	5	5	0.0	481,603	8,809,438	1,729.2
Industrial	0	0	0.0	0	0	0.0
Parking garages	0	0	0.0	0	0	0.0
Hospital and other institutional	1	0	-100.0	5,600,000	0	-100.0
Office, bank and professional	1	8	100.0	2,098,123	17,777,195	747.3
Public works and utilities	16	16	0.0	41,231,194	21,171,280	-48.7
Schools and other educational	14	47	235.7	3,397,900	33,478,144	885.2
Stores and other mercantile	0	1	--	0	509,902	--
Other nonresidential buildings	15	18	75.0	16,592,062	5,148,926	-72.7
Structures other than buildings	9	10	11.1	487,543	825,318	69.3
ADDITIONS AND ALTERATIONS TO BUILDINGS AND STRUCTURES OTHER THAN HOUSEKEEPING RESIDENTIAL BUILDINGS AND STRUCTURES*	6,707	7,726	15.2	530,301,267	585,073,639	10.3
Privately Owned	6,636	7,604	14.5	484,344,154	525,049,122	8.4
Publicly Owned	71	87	22.5	45,959,113	59,974,517	30.5
CONVERSIONS OF HOUSEKEEPING BUILDINGS TO NONRESIDENTIAL AND NONHOUSEKEEPING BUILDINGS*	0	0	0.0	0	0	0.0
Privately Owned	0	0	0.0	0	0	0.0
Publicly Owned	0	0	0.0	0	0	0.0

* See Description of Survey and Supplementary Information



Counties, American Indian Reservations, County Subdivisions (Towns), and Places

HOUSING UNITS AUTHORIZED ANNUALLY

NET GAIN AND NEW CONSTRUCTION

JANUARY 1984 THROUGH DECEMBER 1988

CONNECTICUT DEPARTMENT OF HOUSING CONSTRUCTION ACTIVITY INFORMATION SYSTEM (DOHCAIS)

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS									
				NET GAIN					NEW CONSTRUCTION				
			YEAR	1984	1985	1986	1987	1988	1984	1985	1986	1987	1988
		CONNECTICUT		18,154	25,264	29,002	26,163	18,313	18,131	24,947	28,203	26,765	19,057
7	01	ANDOVER		23	27	30	22	26	23	27	31	22	26
5	14	ANSONIA	1	23	80	35	35	27	22	72	35	35	27
8	15	ASHFORD		17	22	44	48	29	20	23	46	54	31
2	01	AVON		264	170	181	177	50	264	176	183	185	57
3	07	BARKHAMSTED		15	17	33	36	23	15	17	32	36	23
5	03	BEACON FALLS		38	58	61	79	8	36	18	61	43	8
2	02	BERLIN		114	137	246	130	95	115	137	157	136	97
5	11	BETHANY		26	45	49	45	38	26	44	49	45	38
1	06	BETHEL		123	204	139	98	48	115	198	132	101	51
3	03	BETHLEHEM		27	48	52	22	17	27	48	52	22	17
2	01	BLOOMFIELD		122	163	189	226	64	130	162	192	230	66
7	01	BOLTON		33	48	51	51	39	33	48	51	51	39
6	12	BOZRAH		18	15	13	30	20	13	14	12	30	20
5	11	BRANFORD		243	529	617	352	190	245	542	610	414	200
1	05	BRIDGEPORT	1	303	572	633	303	-58	562	685	746	532	245
3	06	BRIDGEWATER		12	13	29	13	10	11	13	29	13	11
2	02	BRISTOL	1	414	546	607	782	455	420	528	589	800	507
1	06	BROOKFIELD		92	183	191	122	38	92	184	191	122	40
8	09	BROOKLYN		70	45	79	76	82	68	41	77	76	82
2	02	BURLINGTON		64	78	71	74	51	62	77	72	76	52
3	10	CANAAN		4	6	12	16	4	4	6	10	16	5
8	09	CANTERBURY		37	42	57	70	60	37	42	57	70	60
2	01	CANTON		38	59	67	101	66	35	59	67	101	66
8	15	CHAPLIN		8	13	18	25	23	8	12	18	25	23
5	03	CHESHIRE		229	424	304	145	117	230	424	308	152	123

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				NET GAIN					NEW CONSTRUCTION				
			YEAR	1984	1985	1986	1987	1988	1984	1985	1986	1987	1988
4	04	CHESTER		23	30	33	20	10	26	32	38	21	10
4	04	CLINTON		78	150	93	117	27	71	146	91	123	31
6	12	COLCHESTER	0	159	216	222	372	147	159	220	224	378	159
3	07	COLEBROOK		7	9	12	22	12	7	9	12	23	12
7	15	COLUMBIA		51	124	130	59	37	51	124	130	59	37
3	10	CORNWALL		7	11	13	21	18	7	10	11	21	18
7	15	COVENTRY		45	55	89	82	116	43	57	92	85	118
4	08	CROMWELL		117	240	234	142	52	116	236	237	94	53
1	06	DANBURY	1	794	771	581	205	253	797	711	563	227	270
1	13	DARIEN		24	61	73	86	50	24	70	82	94	53
4	04	DEEP RIVER		17	98	36	33	15	17	28	35	35	16
5	14	DERBY	1	18	88	131	109	34	18	88	131	109	34
4	08	DURHAM		55	75	42	101	61	55	74	42	103	61
8	09	EASTFORD		0	8	7	38	35	0	5	6	38	35
2	01	EAST GRANBY		47	23	25	30	39	49	23	25	33	43
4	08	EAST HADDAM		45	61	104	104	99	46	61	105	109	100
4	08	EAST HAMPTON		98	106	134	206	103	97	106	134	206	103
2	01	EAST HARTFORD		39	115	215	217	234	39	118	215	234	239
5	11	EAST HAVEN		98	261	274	378	305	110	272	279	387	311
6	12	EAST LYME		72	107	119	119	68	72	107	119	120	68
1	05	EASTON		40	35	51	24	25	39	35	52	25	26
2	01	EAST WINDSOR		37	104	412	258	16	30	95	318	257	23
7	01	ELLINGTON		111	312	205	99	68	111	312	205	99	73
2	01	ENFIELD		261	540	555	677	515	261	541	556	541	219
4	04	ESSEX		86	70	59	191	32	85	60	60	191	32
1	05	FAIRFIELD		173	209	167	83	20	145	191	190	116	88
2	01	FARMINGTON		274	416	465	323	402	274	419	467	326	403

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			YEAR	1984	1985	1986	1987	1988	1984	1985	1986	1987	1988
6	12	FRANKLIN		9	15	35	16	6	9	15	35	16	6
2	01	GLASTONBURY		307	283	382	367	144	311	284	381	370	153
3	07	GOSHEN		33	49	81	53	31	33	49	83	53	31
2	01	GRANBY		140	114	155	189	81	140	114	155	189	84
1	13	GREENWICH		139	193	289	175	227	143	182	243	200	266
6	12	GRISWOLD	2	69	72	94	111	119	48	69	92	114	122
6	12	GROTON TOWN		71	91	328	846	463	73	95	268	849	473
6	12	GROTON CITY		10	11	2	13	147	8	12	5	17	149
5	11	GUILFORD		202	186	229	188	212	203	183	222	177	217
4	08	HADDAM		36	50	69	57	35	35	49	70	60	36
5	11	HAMDEN		209	221	457	245	225	217	225	466	254	250
8	15	HAMPTON		7	8	20	22	15	7	7	20	22	15
2	01	HARTFORD	1	73	536	277	171	233	255	626	326	208	249
2	07	HARTLAND		8	19	18	26	21	8	19	18	26	21
3	07	HARWINTON		17	28	66	33	21	17	27	65	33	22
7	01	HEBRON		72	122	83	71	47	73	120	83	71	48
3	10	KENT		17	44	74	31	15	17	44	75	33	15
8	09	KILLINGLY	3	54	116	137	185	117	53	109	126	141	117
4	04	KILLINGWORTH		40	69	76	49	74	40	64	75	51	75
6	15	LEBANON		60	75	90	117	82	57	73	90	117	82
6	12	LEDYARD		86	146	111	103	94	86	146	110	103	95
6	12	LISBON		22	37	61	51	39	20	35	59	52	39
3	07	LITCHFIELD	4	48	56	90	61	33	46	53	90	61	33
6	04	LYME		10	10	21	24	17	10	10	21	24	17
5	11	MADISON		144	169	169	84	93	142	173	174	94	93
2	01	MANCHESTER		556	273	449	380	242	267	278	255	381	247
7	15	MANSFIELD		60	43	136	197	145	63	51	137	198	146

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			YEAR	1984	1985	1986	1987	1988	1984	1985	1986	1987	1988
2	01	MARLBOROUGH		35	44	42	60	24	36	47	42	60	24
5	11	MERIDEN	1	147	311	573	396	476	161	322	592	413	491
5	03	MIDDLEBURY		61	32	44	22	18	61	32	44	22	18
4	08	MIDDLEFIELD		13	22	47	33	18	13	22	47	34	18
4	08	MIDDLETOWN	1	103	875	775	839	663	85	853	790	839	701
5	11	MILFORD	5	148	285	213	137	75	140	216	212	155	92
1	05	MONROE		198	275	279	151	120	198	275	283	166	129
6	12	MONTVILLE		64	78	70	83	95	64	78	71	83	95
3	07	MORRIS		10	11	19	21	18	10	11	20	21	19
5	03	NAUGATUCK	0	302	312	184	207	137	296	312	186	214	138
2	02	NEW BRITAIN	1	203	433	596	367	353	167	461	569	372	371
1	13	NEW CANAAN		30	71	88	40	76	36	76	89	42	81
1	06	NEW FAIRFIELD		101	116	92	39	43	101	116	92	39	43
3	07	NEW HARTFORD		29	56	98	94	75	32	55	98	94	75
5	11	NEW HAVEN	1	351	471	1,047	595	375	384	417	889	622	469
2	01	NEWINGTON		73	139	290	121	337	73	137	279	123	338
6	12	NEW LONDON	1	9	40	45	13	15	8	40	45	26	17
3	06	NEW MILFORD		154	591	283	257	370	156	568	283	262	370
1	06	NEWTOWN		140	134	130	82	73	140	132	129	82	75
3	07	NORFOLK		7	7	14	11	11	6	7	11	11	11
5	11	NORTH BRANFORD		84	240	192	206	48	84	241	190	211	52
3	10	NORTH CANAAN		22	28	32	25	19	9	18	20	26	20
5	11	NORTH HAVEN		138	62	168	127	141	135	64	170	132	143
6	12	NORTH STONINGTON		18	25	28	41	29	18	25	28	41	29
1	13	NORWALK	1	412	228	393	701	569	299	237	427	805	551
6	12	NORWICH	1	43	71	264	319	222	70	66	231	371	236
6	04	OLD LYME		54	56	55	48	44	54	56	57	59	47

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			YEAR	1984	1985	1986	1987	1988	1984	1985	1986	1987	1988
4	04	OLD SAYBROOK	6	73	81	137	59	52	74	85	140	62	58
5	11	ORANGE		44	73	67	31	21	44	72	67	32	22
5	03	OXFORD		96	160	152	66	57	100	156	152	70	61
8	09	PLAINFIELD		50	66	114	211	197	51	68	112	163	197
2	02	PLAINVILLE		159	222	193	125	203	163	230	195	132	216
3	02	PLYMOUTH		58	140	150	149	73	54	125	149	150	73
8	09	POMFRET		9	39	42	51	31	7	36	42	51	31
4	08	PORTLAND		39	68	73	49	16	29	60	73	49	34
6	12	PRESTON		40	32	38	52	28	40	32	38	52	28
5	03	PROSPECT		60	134	126	103	82	40	104	109	103	82
8	09	PUTNAM	1	19	62	71	181	63	16	34	70	182	72
1	06	REDDING		76	94	77	71	56	74	92	77	71	56
1	06	RIDGEFIELD		150	175	127	77	37	150	166	126	79	37
2	01	ROCKY HILL		129	146	170	224	161	129	149	174	225	162
3	10	ROXBURY		27	27	43	30	21	26	27	43	30	21
6	12	SALEM		57	55	56	49	36	56	55	61	49	36
3	10	SALISBURY		22	25	34	47	26	21	23	34	47	25
8	15	SCOTLAND		5	8	25	27	25	5	8	25	27	25
5	14	SEYMOUR		85	87	195	165	64	77	88	192	102	65
3	10	SHARON		20	22	60	42	21	20	20	39	43	21
1	14	SHELTON	1	354	427	235	258	275	361	434	241	280	281
1	06	SHERMAN		29	41	59	38	24	28	41	61	40	24
2	01	SIMSBURY		135	99	307	149	40	135	99	308	150	42
7	01	SOMERS		43	49	66	83	46	42	49	66	83	46
5	03	SOUTHBURY		201	216	332	81	73	201	216	331	85	75
2	02	SOUTHINGTON		210	299	334	272	214	218	292	338	278	222
2	01	SOUTH WINDSOR		271	456	381	325	173	272	456	382	326	175

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6	12	SPRAGUE		5	10	10	19	13	5	10	10	19	13
7	16	STAFFORD	7	50	131	165	144	85	50	131	165	144	85
7	16	STAFFORD SPRINGS BOR		0	0	0	0	0	0	0	0	0	0
1	13	STAMFORD	1	1,529	715	576	684	345	1,527	752	479	727	377
8	09	STERLING		18	25	34	58	36	18	25	33	59	37
6	12	STONINGTON		159	130	136	114	164	133	128	136	114	166
6	12	STONINGTON BOROUGH		3	3	2	0	0	1	2	1	0	0
1	05	STRATFORD		127	128	169	214	67	142	129	176	233	80
2	01	SUFFIELD		175	127	196	96	59	179	127	197	98	62
3	03	THOMASTON		29	40	186	42	79	27	24	186	42	80
8	09	THOMPSON		44	54	59	82	82	39	54	72	83	96
7	01	TOLLAND		94	108	161	128	97	95	108	161	130	99
3	07	TORRINGTON	1	80	229	202	560	433	92	177	208	453	436
1	05	TRUMBULL		93	84	108	241	126	95	100	114	242	137
7	16	UNION		5	4	6	7	6	5	4	6	7	6
7	01	VERNON		138	344	483	256	119	132	337	343	262	121
6	12	VOLUNTOWN		8	18	25	45	24	8	18	27	45	24
5	11	WALLINGFORD		464	542	519	567	194	467	548	521	576	144
3	10	WARREN		9	17	37	22	16	9	16	37	22	16
3	10	WASHINGTON		39	52	64	57	23	31	51	65	57	23
5	03	WATERBURY	1	290	982	1,147	1,428	989	346	1,052	1,206	1,463	1,010
6	12	WATERFORD		94	117	151	140	158	94	119	151	142	170
3	03	WATERTOWN		49	125	167	182	103	57	125	168	195	107
4	04	WESTBROOK		63	73	76	71	74	64	77	85	72	76
2	01	WEST HARTFORD		59	93	164	282	184	63	99	165	288	188
5	11	WEST HAVEN	1	244	277	374	346	166	261	285	350	351	166
1	13	WESTON		66	87	71	44	21	67	85	71	43	23

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1	13	WESTPORT		152	140	126	49	34	144	148	133	62	47
2	01	WETHERSFIELD		201	193	93	93	89	205	150	61	99	91
7	15	WILLINGTON		48	65	78	70	42	49	62	77	70	42
1	13	WILTON		215	116	82	78	25	219	116	81	80	32
3	07	WINCHESTER	8	30	148	145	156	105	29	74	105	156	107
8	15	WINDHAM	9	50	77	106	117	46	44	33	81	118	47
2	01	WINDSOR		184	337	294	195	143	185	341	303	195	143
2	01	WINDSOR LOCKS		39	53	256	199	33	39	55	212	200	33
5	03	WOLCOTT		60	164	215	89	105	60	164	216	95	107
5	11	WOODBRIDGE		86	35	39	30	23	30	35	42	32	23
3	03	WOODBURY		55	155	86	46	47	50	151	83	47	47
8	09	WOODSTOCK		58	75	181	103	106	58	75	167	103	106

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HOUSING UNITS AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

RANKED BY NET GAIN

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS										
				NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
		CONNECTICUT		18,313	19,057	9,170	4,418	610	397	4,462	495	1,239	0	298
5	03	WATERBURY	1	989	1,010	178	397	158	17	260	0	21	0	17
4	08	MIDDLETOWN	1	663	701	164	207	4	0	326	0	38	0	11
1	13	NORWALK	1	569	551	82	0	10	16	443	78	60	0	38
2	01	ENFIELD		515	219	172	0	0	0	47	297	1	0	2
5	11	MERIDEN	1	476	491	78	288	4	0	121	0	15	0	1
6	12	GROTON TOWN		463	473	87	10	12	0	364	0	10	0	9
2	02	BRISTOL	1	455	507	141	277	10	9	70	0	52	0	3
3	07	TORRINGTON	1	433	436	136	300	0	0	0	0	3	0	0
2	01	FARMINGTON		402	403	155	84	2	0	162	0	1	0	2
5	11	NEW HAVEN	1	375	469	49	279	54	10	77	0	94	0	6
3	06	NEW MILFORD		370	370	156	0	8	28	178	0	0	0	20
2	02	NEW BRITAIN	1	353	371	44	0	76	10	241	0	18	0	23
1	13	STAMFORD	1	345	377	71	120	6	0	180	20	52	0	4
2	01	NEWINGTON		337	338	23	254	0	8	53	0	1	0	9
5	11	EAST HAVEN		305	311	91	45	4	24	147	0	6	0	17
1	14	SHELTON	1	275	281	125	134	16	6	0	0	6	0	0
1	06	DANBURY	1	253	270	67	139	6	15	43	0	17	0	2
2	01	MANCHESTER		242	247	92	25	28	16	86	0	5	0	12
2	01	EAST HARTFORD		234	239	42	197	0	0	0	6	11	0	0
2	01	HARTFORD	1	233	249	17	16	36	28	152	0	16	0	7
1	13	GREENWICH		227	266	86	40	0	3	137	0	39	0	10
5	11	HAMDEN		225	250	127	0	0	26	97	0	25	0	5

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COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS										NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
			NET GAIN	NEW CONSTRUCTION							OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
				TOTAL	IN STRUCTURES WITH									
					1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE					
6	12	NORWICH	1	222	236	82	74	6	0	74	0	14	0	3
2	02	SOUTHINGTON		214	222	110	106	6	0	0	0	8	0	0
5	11	GUILFORD		212	217	78	13	0	0	126	0	5	0	7
2	02	PLAINVILLE		203	216	35	61	0	4	116	0	13	0	5
8	09	PLAINFIELD		197	197	158	10	2	27	0	0	0	0	0
5	11	WALLINGFORD		194	144	144	0	0	0	0	62	12	0	0
5	11	BRANFORD		190	200	66	36	12	7	79	0	10	0	4
2	01	WEST HARTFORD		184	188	30	24	4	0	130	0	4	0	1
2	01	SOUTH WINDSOR		173	175	90	6	0	23	56	0	2	0	9
5	11	WEST HAVEN	1	166	166	62	91	10	3	0	0	0	0	0
6	12	STONINGTON		164	166	110	56	0	0	0	0	2	0	0
2	01	ROCKY HILL		161	162	56	106	0	0	0	0	1	0	0
6	12	WATERFORD		158	170	68	46	0	0	56	0	12	0	3
6	12	COLCHESTER	0	147	159	120	5	4	0	30	0	12	0	5
6	12	GROTON CITY		147	149	26	121	2	0	0	0	2	0	0
7	15	MANSFIELD		145	146	36	4	4	6	96	0	1	0	12
2	01	GLASTONBURY		144	153	108	43	2	0	0	0	9	0	0
2	01	WINDSOR		143	143	143	0	0	0	0	0	0	0	0
5	11	NORTH HAVEN		141	143	78	65	0	0	0	0	2	0	0
5	03	NAUGATUCK	0	137	138	72	55	4	0	7	0	1	0	1
1	05	TRUMBULL		126	137	64	0	0	19	54	0	11	0	10
1	05	MONROE		120	129	70	0	0	23	36	0	9	0	6
6	12	GRISWOLD	2	119	122	85	0	0	3	34	0	3	0	3
7	01	VERNON		119	121	33	36	6	0	46	1	3	0	3

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					NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
5	03	CHESHIRE		117	123	123	0	0	0	0	0	6	0	0
8	09	KILLINGLY	3	117	117	100	17	0	0	0	0	0	0	0
7	15	COVENTRY		116	118	100	0	0	12	6	0	2	0	1
8	09	WOODSTOCK		106	106	78	24	4	0	0	0	0	0	0
3	07	WINCHESTER	8	105	107	107	0	0	0	0	0	2	0	0
5	03	WOLCOTT		105	107	107	0	0	0	0	0	2	0	0
4	08	EAST HAMPTON		103	103	77	24	2	0	0	0	0	0	0
3	03	WATERTOWN		103	107	93	10	4	0	0	0	4	0	0
4	08	EAST HADDAM		99	100	100	0	0	0	0	0	1	0	0
7	01	TOLLAND		97	99	99	0	0	0	0	0	2	0	0
2	02	BERLIN		95	97	97	0	0	0	0	0	2	0	0
6	12	MONTVILLE		95	95	65	30	0	0	0	0	0	0	0
6	12	LEDYARD		94	95	93	2	0	0	0	0	1	0	0
5	11	MADISON		93	93	62	0	0	3	28	1	1	0	4
2	01	WETHERSFIELD		89	91	33	0	18	0	40	0	2	0	1
7	16	STAFFORD	7	85	85	81	2	2	0	0	0	0	0	0
8	09	BROOKLYN		82	82	82	0	0	0	0	0	0	0	0
6	15	LEBANON		82	82	82	0	0	0	0	0	0	0	0
5	03	PROSPECT		82	82	82	0	0	0	0	0	0	0	0
8	09	THOMPSON		82	96	62	32	2	0	0	0	14	0	0
2	01	GRANBY		81	84	35	17	0	0	32	0	3	0	1
3	03	THOMASTON		79	80	26	54	0	0	0	0	1	0	0
1	13	NEW CANAAN		76	81	31	50	0	0	0	0	5	0	0
5	11	MILFORD	5	75	92	48	23	2	4	15	0	17	0	2

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3	07	NEW HARTFORD		75	75	51	0	0	4	20	0	0	0	2
4	04	KILLINGWORTH		74	75	75	0	0	0	0	0	1	0	0
4	04	WESTBROOK		74	76	30	0	2	0	44	0	2	0	3
1	06	NEWTOWN		73	75	75	0	0	0	0	0	2	0	0
3	02	PLYMOUTH		73	73	69	0	4	0	0	0	0	0	0
5	03	SOUTHBURY		73	75	75	0	0	0	0	0	2	0	0
6	12	EAST LYME		68	68	54	14	0	0	0	0	0	0	0
7	01	ELLINGTON		68	73	56	6	0	11	0	0	5	0	0
1	05	STRATFORD		67	80	46	14	20	0	0	0	13	0	0
2	01	CANTON		66	66	43	21	2	0	0	0	0	0	0
2	01	BLOOMFIELD		64	66	43	23	0	0	0	0	2	0	0
5	14	SEYMOUR		64	65	63	0	2	0	0	0	1	0	0
8	09	PUTNAM	1	63	72	53	15	4	0	0	0	9	0	0
4	08	DURHAM		61	61	38	0	0	8	15	0	0	0	3
8	09	CANTERBURY		60	60	60	0	0	0	0	0	0	0	0
2	01	SUFFIELD		59	62	62	0	0	0	0	0	3	0	0
5	03	OXFORD		57	61	61	0	0	0	0	0	4	0	0
1	06	REDDING		56	56	56	0	0	0	0	0	0	0	0
4	08	CROMWELL		52	53	41	12	0	0	0	0	1	0	0
4	04	OLD SAYBROOK	6	52	58	51	7	0	0	0	1	7	0	0
2	02	BURLINGTON		51	52	52	0	0	0	0	0	1	0	0
2	01	AVON		50	57	45	12	0	0	0	0	7	0	0
1	13	DARIEN		50	53	31	22	0	0	0	0	3	0	0
1	06	BETHEL		48	51	32	17	2	0	0	0	3	0	0

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5	11	NORTH BRANFORD		48	52	37	15	0	0	0	0	4	0	0
7	01	HEBRON		47	48	48	0	0	0	0	0	1	0	0
3	03	WOODBURY		47	47	42	0	0	0	5	0	0	0	1
7	01	SOMERS		46	46	46	0	0	0	0	0	0	0	0
8	15	WINDHAM	9	46	47	41	0	6	0	0	0	1	0	0
6	04	OLD LYME		44	47	47	0	0	0	0	0	3	0	0
1	06	NEW FAIRFIELD		43	43	43	0	0	0	0	0	0	0	0
7	15	WILLINGTON		42	42	40	2	0	0	0	0	0	0	0
2	01	SIMSBURY		40	42	36	6	0	0	0	0	2	0	0
7	01	BOLTON		39	39	39	0	0	0	0	0	0	0	0
2	01	EAST GRANBY		39	43	27	16	0	0	0	0	4	0	0
6	12	LISBON		39	39	35	0	4	0	0	0	0	0	0
5	11	BETHANY		38	38	38	0	0	0	0	0	0	0	0
1	06	BROOKFIELD		38	40	37	3	0	0	0	0	2	0	0
7	15	COLUMBIA		37	37	37	0	0	0	0	0	0	0	0
1	06	RIDGEFIELD		37	37	37	0	0	0	0	0	0	0	0
6	12	SALEM		36	36	36	0	0	0	0	0	0	0	0
8	09	STERLING		36	37	37	0	0	0	0	0	1	0	0
8	09	EASTFORD		35	35	35	0	0	0	0	0	0	0	0
4	08	HADDAM		35	36	36	0	0	0	0	0	1	0	0
5	14	DERBY	1	34	34	8	0	4	0	22	0	0	0	1
1	13	WESTPORT		34	47	47	0	0	0	0	0	13	0	0
3	07	LITCHFIELD	4	33	33	33	0	0	0	0	0	0	0	0
2	01	WINDSOR LOCKS		33	33	7	0	2	0	24	0	0	0	2

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4	04	ESSEX		32	32	24	0	0	8	0	0	0	0	0
3	07	GOSHEN		31	31	31	0	0	0	0	0	0	0	0
8	09	POMFRET		31	31	31	0	0	0	0	0	0	0	0
8	15	ASHFORD		29	31	31	0	0	0	0	0	2	0	0
6	12	NORTH STONINGTON		29	29	29	0	0	0	0	0	0	0	0
6	12	PRESTON		28	28	28	0	0	0	0	0	0	0	0
5	14	ANSONIA	1	27	27	17	0	10	0	0	0	0	0	0
4	04	CLINTON		27	31	27	0	0	4	0	0	4	0	0
7	01	ANDOVER		26	26	26	0	0	0	0	0	0	0	0
3	10	SALISBURY		26	25	9	16	0	0	0	1	0	0	0
1	05	EASTON		25	26	26	0	0	0	0	0	1	0	0
8	15	SCOTLAND		25	25	25	0	0	0	0	0	0	0	0
1	13	WILTON		25	32	27	5	0	0	0	0	7	0	0
2	01	MARLBOROUGH		24	24	24	0	0	0	0	0	0	0	0
1	06	SHERMAN		24	24	24	0	0	0	0	0	0	0	0
6	12	VOLUNTOWN		24	24	22	0	2	0	0	0	0	0	0
3	07	BARKHAMSTED		23	23	23	0	0	0	0	0	0	0	0
8	15	CHAPLIN		23	23	15	0	0	8	0	0	0	0	0
3	10	WASHINGTON		23	23	21	0	2	0	0	0	0	0	0
5	11	WOODBRIDGE		23	23	23	0	0	0	0	0	0	0	0
2	07	HARTLAND		21	21	21	0	0	0	0	0	0	0	0
3	07	HARWINTON		21	22	22	0	0	0	0	0	1	0	0
5	11	ORANGE		21	22	22	0	0	0	0	0	1	0	0
3	10	ROXBURY		21	21	19	0	2	0	0	0	0	0	0

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3	10	SHARON		21	21	21	0	0	0	0	0	0	0	0
1	13	WESTON		21	23	23	0	0	0	0	0	2	0	0
6	12	BOZRAH		20	20	20	0	0	0	0	0	0	0	0
1	05	FAIRFIELD		20	88	80	0	8	0	0	0	68	0	0
3	10	NORTH CANAAN		19	20	14	4	2	0	0	0	1	0	0
3	10	CORNWALL		18	18	18	0	0	0	0	0	0	0	0
5	03	MIDDLEBURY		18	18	16	2	0	0	0	0	0	0	0
4	08	MIDDLEFIELD		18	18	18	0	0	0	0	0	0	0	0
3	07	MORRIS		18	19	19	0	0	0	0	0	1	0	0
3	03	BETHLEHEM		17	17	17	0	0	0	0	0	0	0	0
6	04	LYME		17	17	15	2	0	0	0	0	0	0	0
2	01	EAST WINDSOR		16	23	23	0	0	0	0	0	7	0	0
4	08	PORTLAND		16	34	34	0	0	0	0	0	18	0	0
3	10	WARREN		16	16	16	0	0	0	0	0	0	0	0
4	04	DEEP RIVER		15	16	14	2	0	0	0	0	1	0	0
8	15	HAMPTON		15	15	15	0	0	0	0	0	0	0	0
3	10	KENT		15	15	15	0	0	0	0	0	0	0	0
6	12	NEW LONDON	1	15	17	9	8	0	0	0	0	2	0	0
6	12	SPRAGUE		13	13	13	0	0	0	0	0	0	0	0
3	07	COLEBROOK		12	12	12	0	0	0	0	0	0	0	0
3	07	NORFOLK		11	11	11	0	0	0	0	0	0	0	0
3	06	BRIDGEWATER		10	11	9	0	2	0	0	0	1	0	0
4	04	CHESTER		10	10	10	0	0	0	0	0	0	0	0
5	03	BEACON FALLS		8	8	8	0	0	0	0	0	0	9	0

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HOUSING UNITS AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

RANKED BY NET GAIN

COUNTY	REGION	PERMIT-ISSUING PLACES		NET GAIN	NUMBER OF HOUSING UNITS - NEW CONSTRUCTION - TOTAL	IN STRUCTURES WITH - 1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE	OTHER GAINS	DEMOLITIONS	OTHER LOSSES	NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
6	12	FRANKLIN		6	6	6	0	0	0	0	0	0	0	0
7	16	UNION		6	6	6	0	0	0	0	0	0	0	0
3	10	CANAAN		4	5	5	0	0	0	0	0	1	0	0
6	12	STONINGTON BOROUGH		0	0	0	0	0	0	0	0	0	0	0
1	05	BRIDGEPORT	1	-58	245	35	119	0	4	87	28	331	0	7

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS										
				NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
		CONNECTICUT		18,313	19,057	9,170	4,418	610	397	4,462	495	1,239	0	298
7	01	ANDOVER		26	26	26	0	0	0	0	0	0	0	0
5	14	ANSONIA	1	27	27	17	0	10	0	0	0	0	0	0
8	15	ASHFORD		29	31	31	0	0	0	0	0	2	0	0
2	01	AVON		50	57	45	12	0	0	0	0	7	0	0
3	07	BARKHAMSTED		23	23	23	0	0	0	0	0	0	0	0
5	03	BEACON FALLS		8	8	8	0	0	0	0	0	0	0	0
2	02	BERLIN		95	97	97	0	0	0	0	0	2	0	0
5	11	BETHANY		38	38	38	0	0	0	0	0	0	0	0
1	06	BETHEL		48	51	32	17	2	0	0	0	3	0	0
3	03	BETHLEHEM		17	17	17	0	0	0	0	0	0	0	0
2	01	BLOOMFIELD		64	66	43	23	0	0	0	0	2	0	0
7	01	BOLTON		39	39	39	0	0	0	0	0	0	0	0
6	12	BOZRAH		20	20	20	0	0	0	0	0	0	0	0
5	11	BRANFORD		190	200	66	36	12	7	79	0	10	0	4
1	05	BRIDGEPORT	1	-58	245	35	119	0	4	87	28	331	0	7
3	06	BRIDGEWATER		10	11	9	0	2	0	0	0	1	0	0
2	02	BRISTOL	1	455	507	141	277	10	9	70	0	52	0	3
1	06	BROOKFIELD		38	40	37	3	0	0	0	0	2	0	0
8	09	BROOKLYN		82	82	82	0	0	0	0	0	0	0	0
2	02	BURLINGTON		51	52	52	0	0	0	0	0	1	0	0
3	10	CANAAN		4	5	5	0	0	0	0	0	1	0	0
8	09	CANTERBURY		60	60	60	0	0	0	0	0	0	0	0

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HOUSING UNITS AND RESIDENTIAL CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES	VALUATION OF RESIDENTIAL CONSTRUCTION - TOTAL (THOUSANDS OF DOLLARS) - TOTAL	NEW CONSTRUCTION - TOTAL	NEW CONSTRUCTION - ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	PER UNIT (DOLLARS) - ONE FAMILY DETACHED	PER UNIT (DOLLARS) - OTHER NEW AND GAINS	NUMBER OF PERMITS: ADDITIONS AND ALTERATIONS
		CONNECTICUT	1,938,065	1,381,205	974,734	42,445	514,415	106,296	40,218	33,416
7	01	ANDOVER (9)	3,038	2,652	2,652	0	386	101,995	0	21
5	14	ANSONIA 1 (0)	1,710	717	510	0	994	29,994	20,675	94
8	15	ASHFORD (10)	2,508	2,020	2,020	0	488	65,160	0	63
2	01	AVON (12)	13,178	9,299	8,037	0	3,879	178,599	105,167	238
3	07	BARKHAMSTED (10)	4,145	3,278	3,278	0	867	142,522	0	38
5	03	BEACON FALLS (6)	938	499	499	0	439	62,375	0	19
2	02	BERLIN (11)	14,835	11,797	11,797	0	3,038	121,615	0	329
5	11	BETHANY (0)	4,913	3,797	3,797	0	1,116	99,929	0	58
1	06	BETHEL (11)	6,903	4,328	3,140	295	2,280	98,110	62,544	190
3	03	BETHLEHEM (7)	3,272	1,990	1,990	150	1,132	117,059	0	99
2	01	BLOOMFIELD (10)	7,291	5,496	3,942	0	1,794	91,685	67,565	108
7	01	BOLTON (11)	5,321	4,491	4,491	0	831	115,150	0	50
6	12	BOZRAH (9)	2,068	1,859	1,859	0	210	92,932	0	19
5	11	BRANFORD (11)	17,032	10,834	5,848	808	5,390	88,604	37,208	299
1	05	BRIDGEPORT 1 (12)	13,438	8,040	1,563	600	4,798	44,669	29,733	348
3	06	BRIDGEWATER (6)	2,624	1,872	1,519	0	752	168,798	176,408	27
2	02	BRISTOL 1 (12)	34,471	30,284	12,526	0	4,187	88,833	48,522	407
1	06	BROOKFIELD (11)	6,557	4,242	3,926	0	2,315	106,108	105,333	155
8	09	BROOKLYN (12)	7,691	6,903	6,903	0	789	84,177	0	45
2	02	BURLINGTON (12)	10,956	9,477	9,477	0	1,479	182,250	0	114
3	10	CANAAN (3)	1,065	522	522	0	543	104,480	0	27
8	09	CANTERBURY (10)	5,833	5,373	5,373	0	460	89,552	0	44

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		NET GAIN	NUMBER OF HOUSING UNITS								NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
					NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
7	01	CANTON		66	66	43	21	2	0	0	0	0	0	0
8	15	CHAPLIN		23	23	15	0	0	8	0	0	0	0	0
5	03	CHESHIRE		117	123	123	0	0	0	0	0	6	0	0
4	04	CHESTER		10	10	10	0	0	0	0	0	0	0	0
4	04	CLINTON		27	31	27	0	0	4	0	0	4	0	0
6	12	COLCHESTER	0	147	159	120	5	4	0	30	0	12	0	5
3	07	COLEBROOK		12	12	12	0	0	0	0	0	0	0	0
7	15	COLUMBIA		37	37	37	0	0	0	0	0	0	0	0
3	10	CORNWALL		18	18	18	0	0	0	0	0	0	0	0
7	15	COVENTRY		116	118	100	0	0	12	6	0	2	0	1
4	08	CROMWELL		52	53	41	12	0	0	0	0	1	0	0
1	06	DANBURY	1	253	270	67	139	6	15	43	0	17	0	2
1	13	DARIEN		50	53	31	22	0	0	0	0	3	0	0
4	04	DEEP RIVER		15	16	14	2	0	0	0	0	1	0	0
5	14	DERBY	1	34	34	8	0	4	0	22	0	0	0	1
4	08	DURHAM		61	61	38	0	0	8	15	0	0	0	3
8	09	EASTFORD		35	35	35	0	0	0	0	0	0	0	0
2	01	EAST GRANBY		39	43	27	16	0	0	0	0	4	0	0
4	08	EAST HADDAM		99	100	100	0	0	0	0	0	1	0	0
4	08	EAST HAMPTON		103	103	77	24	2	0	0	0	0	0	0
2	01	EAST HARTFORD		234	239	42	197	0	0	0	6	11	0	0
5	11	EAST HAVEN		305	311	91	45	4	24	147	0	6	0	17
6	12	EAST LYME		68	68	54	14	0	0	0	0	0	0	0
1	05	EASTON		25	26	26	0	0	0	0	0	1	0	0

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HOUSING UNITS AND RESIDENTIAL CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION - TOTAL (THOUSANDS OF DOLLARS)					PER UNIT (DOLLARS)		NUMBER OF PERMITS: ADDITIONS AND ALTERATIONS
				TOTAL	NEW CONSTRUCTION TOTAL	ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	ONE FAMILY DETACHED	OTHER NEW AND GAINS	
2	01	CANTON	(12)	9,280	7,426	6,191	0	1,854	143,974	53,696	136
8	15	CHAPLIN	(6)	1,532	1,406	999	0	126	66,584	50,880	14
5	03	CHESHIRE	(12)	12,137	9,122	9,122	0	3,015	74,162	0	175
4	04	CHESTER	(7)	1,963	1,136	1,136	0	828	113,550	0	52
4	04	CLINTON	(10)	6,999	2,648	2,448	0	4,351	90,673	50,000	243
6	12	COLCHESTER	0 (12)	12,159	10,694	8,536	0	1,465	71,130	55,351	233
3	07	COLEBROOK	(7)	2,120	1,333	1,333	58	729	111,117	0	33
7	15	COLUMBIA	(11)	4,778	4,220	4,220	0	558	114,062	0	23
3	10	CORNWALL	(8)	4,563	2,870	2,870	5	1,688	159,444	0	36
7	15	COVENTRY	(12)	13,896	10,866	9,820	0	3,030	98,204	58,111	294
4	08	CROMWELL	(10)	5,962	4,181	3,829	250	1,531	93,391	29,333	171
1	06	DANBURY	1 (12)	21,410	13,145	7,354	0	8,266	109,755	28,527	451
1	13	DARIEN	(10)	30,780	15,038	12,950	0	15,742	417,742	94,909	401
4	04	DEEP RIVER	(8)	2,467	1,666	1,541	0	801	110,063	62,500	57
5	14	DERBY	1 (8)	1,795	1,445	490	153	197	61,250	36,731	12
4	08	DURHAM	(11)	6,237	4,780	3,543	0	1,457	93,233	53,786	104
8	09	EASTFORD	(1)	3,725	3,725	3,725	0	0	106,425	0	0
2	01	EAST GRANBY	(10)	4,737	4,154	3,554	0	583	131,619	37,500	65
4	08	EAST HADDAM	(12)	14,226	12,484	12,484	0	1,742	124,842	0	78
4	08	EAST HAMPTON	(12)	8,179	6,123	5,182	0	2,056	67,300	36,183	192
2	01	EAST HARTFORD	(11)	17,957	10,116	4,258	3,204	4,637	101,391	29,730	729
5	11	EAST HAVEN	(12)	17,438	14,951	5,010	0	2,487	55,055	45,188	273
6	12	EAST LYME	(12)	9,576	5,829	4,905	0	3,747	90,8[illegible]	66,000	361
1	05	EASTON	(11)	8,771	6,979	6,979	0	1,792	268,423	0	52

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS									NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
				NET GAIN	NEW CONSTRUCTION					OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
					TOTAL	IN STRUCTURES WITH							
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
2	01	EAST WINDSOR		16	23	23	0	0	0	0	0	7	0	0
7	01	ELLINGTON		68	73	56	6	0	11	0	0	5	0	0
2	01	ENFIELD		515	219	172	0	0	0	47	297	1	0	2
4	04	ESSEX		32	32	24	0	0	8	0	0	0	0	0
1	05	FAIRFIELD		20	88	80	0	8	0	0	0	68	0	0
2	01	FARMINGTON		402	403	155	84	2	0	162	0	1	0	2
6	12	FRANKLIN		6	6	6	0	0	0	0	0	0	0	0
2	01	GLASTONBURY		144	153	108	43	2	0	0	0	9	0	0
3	07	GOSHEN		31	31	31	0	0	0	0	0	0	0	0
2	01	GRANBY		81	84	35	17	0	0	32	0	3	0	1
1	13	GREENWICH		227	266	86	40	0	3	137	0	39	0	10
6	12	GRISWOLD	2	119	122	85	0	0	3	34	0	3	0	3
6	12	GROTON TOWN		463	473	87	10	12	0	364	0	10	0	9
6	12	GROTON CITY		147	149	26	121	2	0	0	0	2	0	0
5	11	GUILFORD		212	217	78	13	0	0	126	0	5	0	7
4	08	HADDAM		35	36	36	0	0	0	0	0	1	0	0
5	11	HAMDEN		225	250	127	0	0	26	97	0	25	0	5
8	15	HAMPTON		15	15	15	0	0	0	0	0	0	0	0
2	01	HARTFORD	1	233	249	17	16	36	28	152	0	16	0	7
2	07	HARTLAND		21	21	21	0	0	0	0	0	0	0	0
3	07	HARWINTON		21	22	22	0	0	0	0	0	1	0	0
7	01	HEBRON		47	48	48	0	0	0	0	0	1	0	0
3	10	KENT		15	15	15	0	0	0	0	0	0	0	0
8	09	KILLINGLY	3	117	117	100	17	0	0	0	0	0	0	0

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JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION (THOUSANDS OF DOLLARS) TOTAL	NEW CONSTRUCTION TOTAL	NEW CONSTRUCTION ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	PER UNIT (DOLLARS) ONE FAMILY DETACHED	PER UNIT (DOLLARS) OTHER NEW AND GAINS	NUMBER OF PERMITS: ADDITIONS AND ALTERATIONS
2	01	EAST WINDSOR	(10)	3,623	2,160	2,160	340	1,123	93,922	0	139
7	01	ELLINGTON	(12)	11,186	9,665	8,512	0	1,520	151,992	67,871	59
2	01	ENFIELD	(11)	25,663	10,412	9,197	6,725	8,525	53,472	23,081	461
4	04	ESSEX	(11)	6,441	3,725	3,365	0	2,716	140,201	45,000	119
1	05	FAIRFIELD	(12)	20,048	9,126	8,784	0	10,922	109,795	42,795	600
2	01	FARMINGTON	(12)	38,267	30,668	18,593	25	7,573	119,957	48,690	1,041
6	12	FRANKLIN	(6)	664	519	519	0	145	86,427	0	35
2	01	GLASTONBURY	(12)	27,038	21,986	16,958	0	5,052	157,015	111,733	428
3	07	GOSHEN	(10)	4,881	3,569	3,569	0	1,312	115,129	0	114
2	01	GRANBY	(10)	7,425	5,428	4,250	0	1,996	121,432	24,041	153
1	13	GREENWICH	(12)	102,504	52,409	29,603	84	50,011	344,224	126,700	943
6	12	GRISWOLD	2 (12)	8,767	7,631	6,352	0	1,137	74,724	34,568	163
6	12	GROTON TOWN	(12)	25,495	20,727	8,955	0	4,768	102,928	30,497	722
6	12	GROTON CITY	(10)	5,833	4,934	1,545	0	899	59,430	27,549	54
5	11	GUILFORD	(12)	27,181	20,377	10,077	0	6,804	129,187	74,101	557
4	08	HADDAM	(10)	5,831	3,878	3,878	0	1,953	107,718	0	111
5	11	HAMDEN	(12)	11,272	10,925	8,641	0	347	68,036	18,572	36
8	15	HAMPTON	(7)	1,164	1,139	1,139	0	25	75,912	0	4
2	01	HARTFORD	1 (10)	26,376	10,212	2,895	8,967	7,196	170,294	31,541	351
2	07	HARTLAND	(11)	2,577	2,361	2,361	0	216	112,429	0	22
3	07	HARWINTON	(9)	4,194	3,176	3,176	0	1,018	144,364	0	93
7	01	HEBRON	(10)	5,373	4,448	4,448	0	925	92,670	0	65
3	10	KENT	(9)	4,436	3,040	3,040	0	1,396	202,667	0	72
8	09	KILLINGLY	3 (12)	8,062	6,167	5,339	0	1,895	53,395	48,677	285

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS										NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
				NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
4	04	KILLINGWORTH		74	75	75	0	0	0	0	0	1	0	0
6	15	LEBANON		82	82	82	0	0	0	0	0	0	0	0
6	12	LEDYARD		94	95	93	2	0	0	0	0	1	0	0
6	12	LISBON		39	39	35	0	4	0	0	0	0	0	0
3	07	LITCHFIELD	4	33	33	33	0	0	0	0	0	0	0	0
6	04	LYME		17	17	15	2	0	0	0	0	0	0	0
5	11	MADISON		93	93	62	0	0	3	28	1	1	0	4
2	01	MANCHESTER		242	247	92	25	28	16	86	0	5	0	12
7	15	MANSFIELD		145	146	36	4	4	6	96	0	1	0	12
2	01	MARLBOROUGH		24	24	24	0	0	0	0	0	0	0	0
5	11	MERIDEN	1	476	491	78	288	4	0	121	0	15	0	1
5	03	MIDDLEBURY		18	18	16	2	0	0	0	0	0	0	0
4	08	MIDDLEFIELD		18	18	18	0	0	0	0	0	0	0	0
4	08	MIDDLETOWN	1	663	701	164	207	4	0	326	0	38	0	11
5	11	MILFORD	5	75	92	48	23	2	4	15	0	17	0	2
1	05	MONROE		120	129	70	0	0	23	36	0	9	0	6
6	12	MONTVILLE		95	95	65	30	0	0	0	0	0	0	0
3	07	MORRIS		18	19	19	0	0	0	0	0	1	0	0
5	03	NAUGATUCK	0	137	138	72	55	4	0	7	0	1	0	1
2	02	NEW BRITAIN	1	353	371	44	0	76	10	241	0	18	0	23
1	13	NEW CANAAN		76	81	31	50	0	0	0	0	5	0	0
1	06	NEW FAIRFIELD		43	43	43	0	0	0	0	0	0	0	0
3	07	NEW HARTFORD		75	75	51	0	0	4	20	0	0	0	2
5	11	NEW HAVEN	1	375	469	49	279	54	10	77	0	94	0	6

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HOUSING UNITS AND RESIDENTIAL CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION - TOTAL (THOUSANDS OF DOLLARS)					PER UNIT (DOLLARS)		NUMBER OF PERMITS: ADDITIONS AND ALTERATIONS
				TOTAL	NEW CONSTRUCTION TOTAL	NEW CONSTRUCTION ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	ONE FAMILY DETACHED	OTHER NEW AND GAINS	
4	04	KILLINGWORTH	(12)	9,781	8,839	8,839	0	943	117,848	0	47
6	15	LEBANON	(12)	6,477	5,440	5,440	0	1,037	66,335	0	134
6	12	LEDYARD	(12)	11,159	9,251	9,175	0	1,908	98,659	38,000	225
6	12	LISBON	(11)	3,183	2,811	2,595	0	372	74,143	54,000	58
3	07	LITCHFIELD	4 (11)	5,954	3,928	3,928	0	2,026	19,033	0	139
6	04	LYME	(9)	4,753	3,545	3,390	0	1,208	226,015	77,312	52
5	11	MADISON	(11)	15,667	10,298	9,439	32	5,338	152,242	27,821	257
2	01	MANCHESTER	(12)	24,240	17,947	9,967	0	6,293	108,342	51,483	712
7	15	MANSFIELD	(11)	9,837	8,042	4,549	0	1,795	126,357	31,753	157
2	01	MARLBOROUGH	(11)	4,302	3,380	3,380	0	922	140,843	0	94
5	11	MERIDEN	1 (12)	24,737	20,557	5,568	0	4,180	71,380	36,293	516
5	03	MIDDLEBURY	(8)	6,149	4,920	4,540	0	1,229	283,750	190,000	59
4	08	MIDDLEFIELD	(10)	2,251	1,455	1,455	0	796	80,833	0	115
4	08	MIDDLETOWN	1 (12)	24,614	22,214	11,728	0	2,399	71,512	19,527	269
5	11	MILFORD	5 (12)	15,024	6,178	4,070	1,091	7,755	84,789	47,909	474
1	05	MONROE	(12)	20,292	14,995	10,769	0	5,297	153,843	71,627	180
6	12	MONTVILLE	(11)	9,451	7,727	6,329	0	1,724	97,368	46,600	105
3	07	MORRIS	(8)	2,571	1,712	1,712	0	859	90,105	0	121
5	03	NAUGATUCK	0 (12)	9,433	7,786	5,335	10	1,637	74,101	37,136	83
2	02	NEW BRITAIN	1 (12)	9,253	9,206	1,753	0	47	39,830	22,792	5
1	13	NEW CANAAN	(11)	27,203	13,400	11,900	0	13,803	383,871	30,000	336
1	06	NEW FAIRFIELD	(12)	5,880	5,432	5,432	0	448	126,319	0	114
3	07	NEW HARTFORD	(12)	8,945	7,849	6,229	0	1,095	122,143	67,500	83
5	11	NEW HAVEN	1 (12)	26,601	19,010	2,905	0	7,591	59,283	38,345	310

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JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

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				NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
2	01	NEWINGTON		337	338	23	254	0	8	53	0	1	0	9
6	12	NEW LONDON	1	15	17	9	8	0	0	0	0	2	0	0
3	06	NEW MILFORD		370	370	156	0	8	28	178	0	0	0	20
1	06	NEWTOWN		73	75	75	0	0	0	0	0	2	0	0
5	07	NORFOLK		11	11	11	0	0	0	0	0	0	0	0
5	11	NORTH BRANFORD		48	52	37	15	0	0	0	0	4	0	0
3	10	NORTH CANAAN		19	20	14	4	2	0	0	0	1	0	0
5	11	NORTH HAVEN		141	143	78	65	0	0	0	0	2	0	0
6	12	NORTH STONINGTON		29	29	29	0	0	0	0	0	0	0	0
1	13	NORWALK	1	569	551	82	0	10	16	443	78	60	0	38
6	12	NORWICH	1	222	236	82	74	6	0	74	0	14	0	3
6	04	OLD LYME		44	47	47	0	0	0	0	0	3	0	0
4	04	OLD SAYBROOK	6	52	58	51	7	0	0	0	1	7	0	0
5	11	ORANGE		21	22	22	0	0	0	0	0	1	0	0
5	03	OXFORD		57	61	61	0	0	0	0	0	4	0	0
8	09	PLAINFIELD		197	197	158	10	2	27	0	0	0	0	0
2	02	PLAINVILLE		203	216	35	61	0	4	116	0	13	0	5
3	02	PLYMOUTH		73	73	69	0	4	0	0	0	0	0	0
8	09	POMFRET		31	31	31	0	0	0	0	0	0	0	0
4	08	PORTLAND		16	34	34	0	0	0	0	0	18	0	0
6	12	PRESTON		28	28	28	0	0	0	0	0	0	0	0
5	03	PROSPECT		82	82	82	0	0	0	0	0	0	0	0
8	09	PUTNAM	1	63	72	53	15	4	0	0	0	9	0	0
1	06	REDDING		56	56	56	0	0	0	0	0	0	0	0

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				TOTAL	NEW CONSTRUCTION TOTAL	NEW CONSTRUCTION ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	ONE FAMILY DETACHED	OTHER NEW AND GAINS	
2	01	NEWINGTON	(10)	20,567	18,308	2,725	0	2,259	118,490	49,469	288
6	12	NEW LONDON	1 (7)	4,832	844	570	0	3,988	63,333	34,250	559
3	06	NEW MILFORD	(12)	25,607	22,220	14,223	0	3,387	91,172	37,370	226
1	06	NEWTOWN	(11)	14,102	10,228	10,228	0	3,874	136,376	0	179
3	07	NORFOLK	(7)	2,486	1,433	1,433	0	1,052	130,307	0	42
5	11	NORTH BRANFORD	(12)	6,456	4,179	3,377	0	2,277	91,277	53,460	130
3	10	NORTH CANAAN	(3)	2,303	2,052	1,207	53	199	86,202	140,833	13
5	11	NORTH HAVEN	(11)	14,863	11,286	7,734	0	3,578	99,152	54,644	196
6	12	NORTH STONINGTON	(10)	3,839	3,196	3,196	0	643	110,219	0	43
1	13	NORWALK	1 (12)	48,175	28,238	8,883	2,393	17,545	108,335	39,756	656
6	12	NORWICH	1 (12)	17,836	13,835	7,159	0	4,001	87,305	43,348	214
6	04	OLD LYME	(12)	15,183	10,465	10,465	0	4,718	222,657	0	287
4	04	OLD SAYBROOK	6 (12)	12,347	6,988	6,505	2,042	3,318	127,546	65,625	229
5	11	ORANGE	(10)	6,029	2,974	2,974	0	3,054	135,197	0	164
5	03	OXFORD	(12)	12,285	10,311	10,311	0	1,974	169,033	0	81
8	09	PLAINFIELD	(12)	13,338	11,954	9,813	0	1,385	62,109	54,878	169
2	02	PLAINVILLE	(12)	8,168	5,992	1,702	0	2,175	48,637	23,701	382
3	02	PLYMOUTH	(12)	5,556	4,920	4,735	0	636	68,623	46,250	62
8	09	POMFRET	(11)	4,153	3,977	3,977	0	176	128,302	0	16
4	08	PORTLAND	(12)	4,904	3,362	3,362	750	792	98,882	0	82
6	12	PRESTON	(10)	3,030	2,385	2,385	0	646	85,164	0	45
5	03	PROSPECT	(12)	7,799	7,419	7,419	0	380	90,476	0	34
8	09	PUTNAM	1 (11)	4,676	3,709	3,304	0	967	56,672	37,105	191
1	06	REDDING	(0)	5,667	4,497	4,497	0	1,170	80,308	0	98

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						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
1	06	RIDGEFIELD		37	37	37	0	0	0	0	0	0	0	0
2	01	ROCKY HILL		161	162	56	106	0	0	0	0	1	0	0
3	10	ROXBURY		21	21	19	0	2	0	0	0	0	0	0
6	12	SALEM		36	36	36	0	0	0	0	0	0	0	0
3	10	SALISBURY		26	25	9	16	0	0	0	1	0	0	0
8	15	SCOTLAND		25	25	25	0	0	0	0	0	0	0	0
5	14	SEYMOUR		64	65	63	0	2	0	0	0	1	0	0
3	10	SHARON		21	21	21	0	0	0	0	0	0	0	0
1	14	SHELTON	1	275	281	125	134	16	6	0	0	6	0	0
1	06	SHERMAN		24	24	24	0	0	0	0	0	0	0	0
2	01	SIMSBURY		40	42	36	6	0	0	0	0	2	0	0
7	01	SOMERS		46	46	46	0	0	0	0	0	0	0	0
5	03	SOUTHBURY		73	75	75	0	0	0	0	0	2	0	0
2	02	SOUTHINGTON		214	222	110	106	6	0	0	0	8	0	0
2	01	SOUTH WINDSOR		173	175	90	6	0	23	56	0	2	0	9
6	12	SPRAGUE		13	13	13	0	0	0	0	0	0	0	0
7	16	STAFFORD	7	85	85	81	2	2	0	0	0	0	0	0
1	13	STAMFORD	1	345	377	71	120	6	0	180	20	52	0	4
8	09	STERLING		36	37	37	0	0	0	0	0	1	0	0
6	12	STONINGTON		164	166	110	56	0	0	0	0	2	0	0
6	12	STONINGTON BOROUGH		0	0	0	0	0	0	0	0	0	0	0
1	05	STRATFORD		67	80	46	14	20	0	0	0	13	0	0
2	01	SUFFIELD		59	62	62	0	0	0	0	0	3	0	0
3	03	THOMASTON		79	80	26	54	0	0	0	0	1	0	0

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JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION - TOTAL (THOUSANDS OF DOLLARS) - TOTAL					PER UNIT (DOLLARS)		NUMBER OF PERMITS: ADDITIONS AND ALTERATIONS
				TOTAL	NEW CONSTRUCTION TOTAL	NEW CONSTRUCTION ONE FAMILY DETACHED	OTHER GAINS & NONHOUSEKEEPING	ADDITIONS & ALTERATIONS	ONE FAMILY DETACHED	OTHER NEW AND GAINS	
1	06	RIDGEFIELD	(11)	8,953	4,451	4,451	0	4,502	120,297	0	317
2	01	ROCKY HILL	(11)	12,400	10,621	5,484	0	1,780	97,922	48,462	269
3	10	ROXBURY	(8)	4,102	3,004	2,754	0	1,098	144,957	125,100	42
6	12	SALEM	(10)	4,586	3,736	3,736	0	850	103,778	0	38
3	10	SALISBURY	(5)	5,109	3,385	1,895	40	1,684	210,556	88,824	69
8	15	SCOTLAND	(12)	2,342	2,213	2,213	0	129	88,520	0	7
5	14	SEYMOUR	(11)	9,180	7,367	7,232	0	1,813	115,587	42,500	107
3	10	SHARON	(10)	6,144	4,258	4,258	0	1,886	202,771	0	75
1	14	SHELTON	1 (12)	20,862	17,155	9,160	0	3,706	73,441	51,124	308
1	06	SHERMAN	(12)	8,025	5,543	5,543	0	2,481	230,975	0	74
2	01	SIMSBURY	(12)	10,678	5,879	5,279	0	4,799	146,630	100,000	314
7	01	SOMERS	(10)	7,595	6,555	6,555	0	1,040	142,493	0	75
5	05	SOUTHBURY	(12)	10,054	6,725	6,725	0	3,329	89,668	0	192
2	02	SOUTHINGTON	(12)	14,955	11,123	7,704	0	3,833	70,036	30,523	657
2	01	SOUTH WINDSOR	(12)	15,894	12,685	8,941	0	3,209	99,342	44,047	266
6	12	SPRAGUE	(7)	1,391	1,201	1,201	0	190	92,385	0	21
7	16	STAFFORD	7 (12)	10,020	10,020	9,765	0	0	120,550	63,750	0
1	13	STAMFORD	1 (12)	45,303	28,132	9,447	665	16,506	133,049	59,357	513
8	09	STERLING	(12)	2,430	2,232	2,232	0	198	60,335	0	31
6	12	STONINGTON	(12)	17,396	14,708	9,255	0	2,688	84,136	97,375	207
6	12	STONINGTON BOROUGH	(0)	193	0	0	0	193	0	0	15
1	05	STRATFORD	(12)	11,688	7,040	5,388	0	4,648	117,120	48,603	374
2	01	SUFFIELD	(12)	11,958	10,094	10,094	0	1,864	162,813	0	162
3	03	THOMASTON	(11)	4,902	3,875	2,741	0	1,027	105,423	21,000	63

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		NUMBER OF HOUSING UNITS										NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
				NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	
					TOTAL	IN STRUCTURES WITH								
						1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
8	09	THOMPSON		82	96	62	32	2	0	0	0	14	0	0
7	01	TOLLAND		97	99	99	0	0	0	0	0	2	0	0
3	07	TORRINGTON	1	433	436	136	300	0	0	0	0	3	0	0
1	05	TRUMBULL		126	137	64	0	0	19	54	0	11	0	10
7	16	UNION		6	6	6	0	0	0	0	0	0	0	0
7	01	VERNON		119	121	33	36	6	0	46	1	3	0	3
6	12	VOLUNTOWN		24	24	22	0	2	0	0	0	0	0	0
5	11	WALLINGFORD		194	144	144	0	0	0	0	62	12	0	0
3	10	WARREN		16	16	16	0	0	0	0	0	0	0	0
3	10	WASHINGTON		23	23	21	0	2	0	0	0	0	0	0
5	03	WATERBURY	1	989	1,010	178	397	158	17	260	0	21	0	17
6	12	WATERFORD		158	170	68	46	0	0	56	0	12	0	3
3	03	WATERTOWN		103	107	93	10	4	0	0	0	4	0	0
4	04	WESTBROOK		74	76	30	0	2	0	44	0	2	0	3
2	01	WEST HARTFORD		184	188	30	24	4	0	130	0	4	0	1
5	11	WEST HAVEN	1	166	166	62	93	10	3	0	0	0	0	0
1	13	WESTON		21	23	23	0	0	0	0	0	2	0	0
1	13	WESTPORT		34	47	47	0	0	0	0	0	13	0	0
2	01	WETHERSFIELD		89	91	33	0	18	0	40	0	2	0	1
7	15	WILLINGTON		42	42	40	2	0	0	0	0	0	0	0
1	13	WILTON		25	32	27	5	0	0	0	0	7	0	0
3	07	WINCHESTER	8	105	107	107	0	0	0	0	0	2	0	0
8	15	WINDHAM	9	46	47	41	0	6	0	0	0	1	0	0
2	01	WINDSOR		143	143	143	0	0	0	0	0	0	0	0

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HOUSING UNITS AND RESIDENTIAL CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION (THOUSANDS OF DOLLARS) TOTAL	NEW CONSTRUCTION TOTAL	NEW CONSTRUCTION ONE FAMILY DETACHED	OTHER GAINS & NONHOUSE-KEEPING	ADDITIONS & ALTER-ATIONS	PER UNIT (DOLLARS) ONE FAMILY DETACHED	PER UNIT (DOLLARS) OTHER NEW AND GAINS	NUMBER OF PERMITS: ADDITIONS AND ALTER-ATIONS
8	09	THOMPSON	(10)	9,251	8,091	5,941	0	1,161	95,815	63,235	121
7	01	TOLLAND	(12)	13,318	11,398	11,398	0	1,920	115,131	0	97
3	07	TORRINGTON	1 (12)	27,868	24,935	10,727	0	2,933	78,877	47,360	190
1	05	TRUMBULL	(11)	15,167	10,666	6,865	0	4,501	107,268	52,068	409
7	16	UNION	(5)	488	447	447	0	41	74,427	0	3
7	01	VERNON	(12)	9,296	6,323	3,121	30	2,943	94,569	36,319	299
6	12	VOLUNTOWN	(10)	1,649	1,249	1,164	0	400	52,886	42,500	32
5	11	WALLINGFORD	(12)	23,850	13,170	13,170	5,383	5,296	91,461	6,177	403
3	10	WARREN	(8)	2,760	2,212	2,212	0	548	138,250	0	27
3	10	WASHINGTON	(9)	4,643	1,831	1,745	0	2,811	83,099	43,158	102
5	03	WATERBURY	1 (12)	40,126	30,512	9,697	4,650	4,964	54,479	25,018	496
6	12	WATERFORD	(12)	16,199	12,764	9,251	116	3,319	136,041	34,446	325
3	03	WATERTOWN	(12)	16,352	11,664	11,159	2,120	2,569	119,989	36,041	269
4	04	WESTBROOK	(10)	9,762	7,888	4,203	0	1,874	140,102	80,109	143
2	01	WEST HARTFORD	(12)	17,547	9,699	4,295	0	7,847	143,151	34,207	429
5	11	WEST HAVEN	1 (12)	10,406	7,071	3,118	0	3,335	50,282	38,010	305
1	13	WESTON	(10)	11,639	6,322	6,322	0	5,316	274,881	0	115
1	13	WESTPORT	(5)	21,541	8,296	8,296	0	13,245	176,515	0	417
2	01	WETHERSFIELD	(10)	14,418	10,318	5,193	0	4,100	157,365	88,362	515
7	15	WILLINGTON	(12)	6,016	4,863	4,599	0	1,153	114,975	131,750	60
1	13	WILTON	(10)	12,878	5,588	5,044	0	7,290	186,823	108,831	257
3	07	WINCHESTER	8 (4)	7,571	6,617	6,617	0	954	61,838	0	78
8	15	WINDHAM	9 (11)	5,551	3,465	3,270	0	2,086	79,760	32,500	177
2	01	WINDSOR	(11)	27,172	23,124	23,124	40	4,009	161,707	0	516

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HOUSING UNITS AND CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES	NUMBER OF HOUSING UNITS										
			NET GAIN	NEW CONSTRUCTION						OTHER GAINS	DEMOLITIONS	OTHER LOSSES	NUMBER OF NEW STRUCTURES WITH 5 UNITS OR MORE
				TOTAL	IN STRUCTURES WITH								
					1 UNIT DETACHED	1 UNIT ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE				
2	01	WINDSOR LOCKS	33	33	7	0	2	0	24	0	0	0	2
5	03	WOLCOTT	105	107	107	0	0	0	0	0	2	0	0
5	11	WOODBRIDGE	23	23	23	0	0	0	0	0	0	0	0
3	03	WOODBURY	47	47	42	0	0	0	5	0	0	0	1
8	09	WOODSTOCK	106	106	78	24	4	0	0	0	0	0	0

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HOUSING UNITS AND RESIDENTIAL CONSTRUCTION ACTIVITY AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

ALPHABETICAL ORDER

COUNTY	REGION	PERMIT-ISSUING PLACES		VALUATION OF RESIDENTIAL CONSTRUCTION - TOTAL (THOUSANDS OF DOLLARS) - TOTAL	NEW CONSTRUCTION - TOTAL	NEW CONSTRUCTION - ONE FAMILY DETACHED	OTHER GAINS & NONHOUSE-KEEPING	ADDITIONS & ALTER-ATIONS	PER UNIT (DOLLARS) - ONE FAMILY DETACHED	PER UNIT (DOLLARS) - OTHER NEW AND GAINS	NUMBER OF PERMITS: ADDITIONS AND ALTER-ATIONS
2	01	WINDSOR LOCKS	(6)	3,039	844	591	1,274	921	84,429	9,723	89
5	03	WOLCOTT	(12)	10,426	7,497	7,497	0	2,929	70,063	0	251
5	11	WOODBRIDGE	(11)	7,949	4,033	4,033	0	3,916	175,339	0	228
3	03	WOODBURY	(12)	8,952	6,772	6,610	0	2,180	157,380	32,400	139
8	09	WOODSTOCK	(12)	7,342	6,065	5,091	94	1,182	65,267	34,785	93

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ESTIMATED NUMBER OF HOUSING UNITS IN CONNECTICUT TOWNS

END OF DECEMBER 1988

COUNTY	REGION	TOWNS	ALL UNITS	IN STRUCTURES WITH - - - - - - - - - -						MOBILE HOMES	UNDETERMINED
				- - - - - 1 UNIT - - - - -			2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE		
				TOTAL	DETACHED	ATTACHED					
		CONNECTICUT	1,321,341	826,670	763,205	63,465	125,956	113,454	241,106	10,097	4,058
7	01	ANDOVER	1,018	934	930	4	16	7	61	0	0
5	14	ANSONIA	7,562	3,462	3,389	73	2,300	834	955	0	11
8	15	ASHFORD	1,564	1,164	1,142	22	98	15	253	34	0
2	01	AVON	5,573	4,695	3,979	716	88	294	496	0	0
3	07	BARKHAMSTED	1,246	1,113	1,107	6	34	21	70	7	1
5	03	BEACON FALLS	1,721	1,268	1,107	161	164	52	90	111	36
2	02	BERLIN	6,268	5,210	5,199	11	510	156	352	40	0
5	11	BETHANY	1,665	1,507	1,507	0	94	13	0	50	1
1	06	BETHEL	6,340	4,766	4,274	492	636	268	627	13	30
3	03	BETHLEHEM	1,298	1,142	1,134	8	90	30	26	9	1
2	01	BLOOMFIELD	7,824	6,006	5,430	576	230	272	1,308	7	1
7	01	BOLTON	1,652	1,513	1,513	0	26	18	89	6	0
6	12	BOZRAH	872	738	731	7	92	16	9	10	7
5	11	BRANFORD	12,614	7,863	6,426	1,437	1,130	875	2,447	232	67
1	05	BRIDGEPORT	57,991	19,468	15,752	3,716	9,312	10,422	18,582	41	166
3	06	BRIDGEWATER	663	651	648	3	26	0	-17	0	3
2	02	BRISTOL	24,782	14,987	13,298	1,689	2,674	2,804	4,136	141	40
1	06	BROOKFIELD	5,335	4,742	4,332	410	92	102	396	0	3
8	09	BROOKLYN	2,483	1,849	1,805	44	168	144	261	60	1
2	02	BURLINGTON	2,376	2,232	2,221	11	52	22	58	7	5
3	10	CANAAN	619	540	539	1	42	14	13	10	0
8	09	CANTERBURY	1,534	1,375	1,363	12	46	6	70	37	0
2	01	CANTON	3,298	2,586	2,358	228	218	128	362	0	4
8	15	CHAPLIN	800	623	623	0	24	52	35	65	1
5	03	CHESHIRE	8,641	7,281	6,760	521	260	290	807	0	3
4	04	CHESTER	1,358	1,185	1,176	9	42	86	36	6	3
4	04	CLINTON	5,473	4,256	4,150	106	274	206	501	227	9
6	12	COLCHESTER	4,074	3,101	2,970	131	256	179	461	73	4
3	07	COLEBROOK	570	548	548	0	20	0	0	0	2
7	15	COLUMBIA	1,759	1,563	1,563	0	128	0	68	0	0
3	10	CORNWALL	933	883	883	0	42	0	7	0	1
7	15	COVENTRY	3,873	3,559	3,533	26	116	79	116	0	3
4	08	CROMWELL	5,084	3,652	2,590	1,062	276	120	1,003	0	33
1	06	DANBURY	26,739	15,695	13,194	2,501	3,624	2,435	4,369	392	224
1	13	DARIEN	6,702	6,304	6,083	221	192	68	134	0	4
4	04	DEEP RIVER	1,741	1,252	1,203	49	130	94	227	32	6
5	14	DERBY	5,240	2,422	2,027	395	1,220	767	828	0	3
4	08	DURHAM	1,976	1,759	1,745	14	114	43	59	0	1

NOTE: DETACHED 1-UNIT STRUCTURES INCLUDE ATTACHED 1-UNIT STRUCTURES AUTHORIZED PRIOR TO 1982 AND NOT DIFFERENTIATED

ESTIMATED NUMBER OF HOUSING UNITS IN CONNECTICUT TOWNS

END OF DECEMBER 1988

COUNTY	REGION	TOWNS	ALL UNITS 1/	IN STRUCTURES WITH - - - - - - - - - -						MOBILE HOMES	UNDETERMINED
				- - - - - 1 UNIT - - - - - TOTAL	DETACHED	ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE		
8	09	EASTFORD	514	445	445	0	10	24	10	24	1
2	01	EAST GRANBY	1,659	1,348	1,263	85	60	48	187	16	0
4	08	EAST HADDAM	3,242	2,944	2,882	62	130	65	85	11	7
4	08	EAST HAMPTON	4,123	3,492	3,216	276	272	124	194	33	8
2	01	EAST HARTFORD	21,307	12,031	11,232	799	1,982	1,751	5,062	476	5
5	11	EAST HAVEN	10,596	7,419	6,937	482	762	342	2,073	0	0
6	12	EAST LYME	6,638	5,686	5,539	147	254	109	589	0	0
1	05	EASTON	2,247	2,167	2,163	4	74	0	5	0	1
2	01	EAST WINDSOR	4,186	2,507	1,996	511	320	162	956	233	8
7	01	ELLINGTON	4,492	3,087	2,916	171	266	142	990	0	7
2	01	ENFIELD	16,215	12,296	12,152	144	1,162	834	1,607	0	316
4	04	ESSEX	2,739	2,052	1,917	135	166	123	391	0	7
1	05	FAIRFIELD	20,018	16,541	15,958	583	1,550	762	1,075	0	90
2	01	FARMINGTON	8,736	6,339	5,130	1,209	446	628	1,319	5	-1
6	12	FRANKLIN	678	609	607	2	32	8	7	20	2
2	01	GLASTONBURY	10,932	8,871	7,805	1,066	664	465	900	16	16
3	07	GOSHEN	1,203	1,132	1,128	4	34	20	15	0	2
2	01	GRANBY	3,527	3,286	3,068	218	116	35	89	0	1
1	13	GREENWICH	23,970	16,078	15,055	1,023	2,972	1,100	3,743	0	77
6	12	GRISWOLD	4,123	2,564	2,464	100	524	272	498	262	3
6	12	GROTON	16,619	9,475	7,550	1,925	1,538	1,311	3,626	605	64
5	11	GUILFORD	7,843	6,883	6,627	256	286	211	423	6	34
4	08	HADDAM	2,655	2,342	2,335	7	188	57	45	7	16
5	11	HAMDEN	21,013	14,014	13,195	819	1,518	1,270	4,191	21	-1
8	15	HAMPTON	604	528	526	2	34	18	0	23	1
2	01	HARTFORD	56,566	10,639	9,058	1,581	6,036	11,672	28,259	55	-95
2	07	HARTLAND	645	614	614	0	20	8	0	3	0
3	07	HARWINTON	1,850	1,726	1,726	0	46	20	26	13	19
7	01	HEBRON	2,490	2,195	2,195	0	92	38	145	14	e
3	10	KENT	1,252	1,003	980	23	94	56	88	7	4
8	09	KILLINGLY	6,572	4,118	3,894	224	918	536	695	290	15
4	04	KILLINGWORTH	1,846	1,560	1,560	0	18	4	7	257	0
6	15	LEBANON	2,453	2,213	2,208	5	112	35	49	41	3
6	12	LEDYARD	5,222	4,529	4,347	182	38	303	221	131	0
6	12	LISBON	1,399	1,161	1,161	0	96	47	19	73	3
3	07	LITCHFIELD	3,242	2,605	2,469	136	268	118	204	42	5
6	04	LYME	960	939	922	17	8	0	13	0	0
5	11	MADISON	6,249	5,745	5,447	298	170	81	244	0	9
2	01	MANCHESTER	21,149	12,500	11,471	1,029	2,492	1,633	4,328	3	193
7	15	MANSFIELD	5,297	3,118	2,829	289	304	762	860	252	1

NOTE: DETACHED 1-UNIT STRUCTURES INCLUDE ATTACHED 1-UNIT STRUCTURES AUTHORIZED PRIOR TO 1982 AND NOT DIFFERENTIATED

ESTIMATED NUMBER OF HOUSING UNITS IN CONNECTICUT TOWNS

END OF DECEMBER 1988

COUNTY	REGION	TOWNS	ALL UNITS	IN STRUCTURES WITH - - - - - - - - -					MOBILE HOMES	UNDETERMINED
				- - - - - 1 UNIT - - - - - TOTAL	DETACHED	ATTACHED	2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE		
2	01	MARLBOROUGH	1,825	1,728	1,708	20	68	18	0	11	0
5	11	MERIDEN	25,062	13,455	11,606	1,849	3,538	3,083	4,802	171	13
5	03	MIDDLEBURY	2,427	2,267	2,250	17	98	0	62	0	0
4	08	MIDDLEFIELD	1,665	1,412	1,399	13	106	76	71	0	0
4	08	MIDDLETOWN	18,264	8,221	7,374	847	2,050	1,272	6,652	41	28
5	11	MILFORD	19,881	15,203	14,159	1,044	1,150	977	2,343	192	16
1	05	MONROE	5,604	5,054	4,809	245	108	170	271	1	0
6	12	MONTVILLE	6,107	4,681	4,602	79	280	380	382	384	0
3	07	MORRIS	1,095	993	986	7	52	31	6	12	1
5	03	NAUGATUCK	11,656	7,058	6,243	815	1,514	1,063	1,775	231	15
2	02	NEW BRITAIN	32,210	10,192	9,412	780	5,688	6,115	10,088	29	98
1	13	NEW CANAAN	6,939	5,780	5,217	563	636	267	243	0	13
1	06	NEW FAIRFIELD	5,117	4,927	4,914	13	138	14	38	0	0
3	07	NEW HARTFORD	2,335	1,921	1,883	38	172	34	207	0	1
5	11	NEW HAVEN	54,417	12,649	10,539	2,110	9,634	12,517	19,103	15	499
2	01	NEWINGTON	11,739	8,859	7,576	1,283	362	434	2,069	0	15
6	12	NEW LONDON	11,694	4,246	3,715	531	1,984	1,455	4,003	0	6
3	06	NEW MILFORD	9,471	6,752	6,577	175	588	441	1,557	129	4
1	06	NEWTOWN	7,146	6,580	6,562	18	216	155	64	114	17
3	07	NORFOLK	807	658	658	0	56	23	63	0	7
5	11	NORTH BRANFORD	4,601	4,192	3,704	488	114	49	190	41	15
3	10	NORTH CANAAN	1,387	1,021	1,016	5	124	51	162	10	19
5	11	NORTH HAVEN	8,238	7,445	7,166	279	232	37	517	7	0
6	12	NORTH STONINGTON	1,621	1,458	1,456	2	78	11	13	61	0
1	13	NORWALK	32,833	16,953	16,112	841	4,454	2,417	8,780	162	67
6	12	NORWICH	16,584	7,578	7,123	455	2,740	1,832	3,769	432	233
6	04	OLD LYME	4,300	3,882	3,835	47	292	77	43	6	0
4	04	OLD SAYBROOK	5,144	4,799	4,610	189	122	85	126	12	0
5	11	ORANGE	4,577	4,455	4,413	42	56	0	31	34	1
5	03	OXFORD	2,862	2,719	2,714	5	100	27	8	0	8
8	09	PLAINFIELD	5,229	3,321	3,288	33	836	426	484	149	13
2	02	PLAINVILLE	7,379	4,838	4,386	452	776	401	1,273	53	38
3	02	PLYMOUTH	4,539	3,247	3,229	18	422	381	411	77	1
8	09	POMFRET	1,206	903	895	8	82	96	64	51	10
4	08	PORTLAND	3,290	2,538	2,490	48	360	200	175	0	17
6	12	PRESTON	1,594	1,392	1,392	0	74	59	31	38	0
5	03	PROSPECT	2,655	2,364	2,356	8	102	17	20	153	-1
8	09	PUTNAM	3,841	1,908	1,737	171	684	744	496	0	9
1	06	REDDING	2,972	2,777	2,757	20	132	30	32	0	1
1	06	RIDGEFIELD	7,951	6,745	6,425	320	314	246	623	0	23

NOTE: DETACHED 1-UNIT STRUCTURES INCLUDE ATTACHED 1-UNIT STRUCTURES AUTHORIZED PRIOR TO 1982 AND NOT DIFFERENTIATED

ESTIMATED NUMBER OF HOUSING UNITS IN CONNECTICUT TOWNS

END OF DECEMBER 1988

COUNTY	REGION	TOWNS	ALL UNITS	IN STRUCTURES WITH - - - - - - - - -					MOBILE HOMES	UNDETERMINED
				- - - - - 1 UNIT - - - - -			2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE		
				TOTAL	DETACHED	ATTACHED					
2	01	ROCKY HILL	6,947	4,156	3,154	1,002	184	437	2,165	6	-1
3	10	ROXBURY	856	821	821	0	30	0	0	3	2
6	12	SALEM	1,230	1,067	1,060	7	42	20	81	19	1
3	10	SALISBURY	2,238	1,864	1,820	44	168	102	96	0	8
8	15	SCOTLAND	496	413	413	0	38	0	10	35	0
5	14	SEYMOUR	5,855	3,770	3,715	55	762	266	957	22	78
3	10	SHARON	1,389	1,179	1,179	0	72	62	59	6	11
1	14	SHELTON	12,955	10,443	9,208	1,235	964	558	762	221	7
1	06	SHERMAN	1,402	1,367	1,362	5	28	6	0	0	1
2	01	SIMSBURY	8,178	7,212	6,533	679	188	181	591	6	0
7	01	SOMERS	2,762	2,421	2,415	6	128	119	93	0	1
5	03	SOUTHBURY	7,031	5,555	3,717	1,838	350	672	422	28	4
2	02	SOUTHINGTON	14,339	10,392	9,945	447	1,312	571	1,537	471	56
2	01	SOUTH WINDSOR	8,061	6,705	5,896	809	138	146	984	86	2
6	12	SPRAGUE	1,145	652	616	36	294	53	122	18	6
7	16	STAFFORD	4,380	3,132	3,023	109	374	332	529	13	0
1	13	STAMFORD	45,190	21,096	18,803	2,293	3,956	4,021	15,813	32	272
8	09	STERLING	840	682	679	3	94	31	0	34	-1
6	12	STONINGTON	8,002	5,555	5,272	283	922	696	578	201	50
1	05	STRATFORD	20,091	15,149	13,423	1,726	2,248	934	1,740	8	12
2	01	SUFFIELD	4,361	3,778	3,360	418	212	159	208	0	4
3	03	THOMASTON	2,676	1,920	1,760	160	262	161	327	9	-3
8	09	THOMPSON	3,539	2,596	2,496	100	362	239	75	261	6
7	01	TOLLAND	3,781	3,469	3,449	20	66	63	173	0	10
3	07	TORRINGTON	14,985	8,514	7,424	1,090	3,074	1,363	2,011	33	-10
1	05	TRUMBULL	11,245	10,599	10,555	44	160	146	340	0	0
7	16	UNION	265	257	257	0	4	0	0	4	0
7	01	VERNON	12,449	6,580	5,986	594	748	1,216	3,552	268	85
6	12	VOLUNTOWN	861	748	739	9	48	22	37	4	2
5	11	WALLINGFORD	16,048	10,699	9,700	999	1,692	1,100	2,283	270	4
3	10	WARREN	609	544	537	7	54	9	0	0	2
3	10	WASHINGTON	1,842	1,550	1,466	84	146	72	66	0	8
5	03	WATERBURY	47,277	19,006	16,569	2,437	4,916	10,750	12,159	9	437
6	12	WATERFORD	7,383	6,694	6,362	332	296	100	212	81	0
3	03	WATERTOWN	7,496	5,938	5,747	191	762	234	546	7	9
4	04	WESTBROOK	3,198	2,474	2,468	6	178	120	239	183	4
2	01	WEST HARTFORD	24,891	17,705	17,273	432	1,802	1,401	3,975	10	-2
5	11	WEST HAVEN	22,941	11,857	10,646	1,211	2,450	1,916	6,668	50	0
1	13	WESTON	3,281	3,147	3,129	18	78	14	39	0	3
1	13	WESTPORT	10,083	8,860	8,712	148	364	334	335	134	56

NOTE: DETACHED 1-UNIT STRUCTURES INCLUDE ATTACHED 1-UNIT STRUCTURES AUTHORIZED PRIOR TO 1982 AND NOT DIFFERENTIATED

ESTIMATED NUMBER OF HOUSING UNITS IN CONNECTICUT TOWNS

END OF DECEMBER 1988

COUNTY	REGION	TOWNS	ALL UNITS	IN STRUCTURES WITH						MOBILE HOMES	UNDETERMINED
				1 UNIT			2 UNITS	3 AND 4 UNITS	5 UNITS OR MORE		
				TOTAL	DETACHED	ATTACHED					
2	01	WETHERSFIELD	10,880	8,574	8,120	454	538	433	1,334	0	1
7	15	WILLINGTON	2,120	1,403	1,382	21	80	52	537	42	6
1	13	WILTON	6,003	5,342	5,182	160	194	80	357	0	30
3	07	WINCHESTER	5,168	3,129	2,882	247	928	437	563	32	79
8	15	WINDHAM	8,735	3,957	3,774	183	1,230	1,103	2,148	295	2
2	01	WINDSOR	10,492	8,510	7,966	544	564	409	1,007	0	2
2	01	WINDSOR LOCKS	4,871	3,663	3,457	206	316	125	765	0	2
5	03	WOLCOTT	4,939	4,414	4,294	120	130	74	319	0	2
5	11	WOODBRIDGE	2,922	2,648	2,648	0	168	9	15	0	82
3	03	WOODBURY	3,483	2,471	2,198	273	206	175	600	6	25
8	09	WOODSTOCK	2,534	2,127	2,101	26	176	94	97	25	15

NOTE: DETACHED 1-UNIT STRUCTURES INCLUDE ATTACHED 1-UNIT STRUCTURES AUTHORIZED PRIOR TO 1982 AND NOT DIFFERENTIATED

NEW NON HOUSEKEEPING RESIDENTIAL BUILDINGS AUTHORIZED FOR CONSTRUCTION

JANUARY 1988 THROUGH DECEMBER 1988

COUNTY	REGION	PERMIT ISSUING PLACES	TRANSIENT HOTELS, MOTELS, TOURIST COURTS AND CABINS			ROOMING HOUSES, SUMMER CAMPS LODGE ASSOCIATIONS, AND CLUB BUILDINGS WITH BEDROOMS, ETC.		
			BUILDINGS	ROOMS	ESTIMATED VALUE	BUILDINGS	ROOMS	ESTIMATED VALUE
		CONNECTICUT	16	909	19,206,313	13	682	12,171,651
1	06	BETHEL	1	22	295,000	0	0	0
3	03	BETHLEHEM	0	0	0	1	12	150,000
5	11	BRANFORD	3	115	808,000	0	0	0
3	07	COLEBROOK	2	2	57,600	0	0	0
3	10	CORNWALL	1	1	5,000	0	0	0
4	08	CROMWELL	0	0	250,000	0	0	0
5	14	DERBY	0	0	0	1	6	153,000
2	01	EAST HARTFORD	1	105	3,026,068	0	0	0
2	01	EAST WINDSOR	0	0	0	1	80	340,000
2	01	FARMINGTON	0	0	0	1	10	25,000
1	13	GREENWICH	0	0	0	1	10	83,700
2	01	HARTFORD	0	0	0	2	538	8,967,000
5	11	MILFORD	1	109	1,090,645	0	0	0
5	03	NAUGATUCK	0	0	0	1	1	10,000
3	10	NORTH CANAAN	0	0	0	2	6	53,076
4	04	OLD SAYBROOK	1	81	2,000,000	0	0	0
4	08	PORTLAND	1	24	750,000	0	0	0
3	10	SALISBURY	0	0	0	1	1	20,000
5	11	WALLINGFORD	1	149	5,000,000	0	0	0
5	03	WATERBURY	1	200	4,650,000	0	0	0
6	12	WATERFORD	0	0	0	0	0	116,000
3	03	WATERTOWN	0	0	0	1	10	2,120,000
2	01	WINDSOR	0	0	0	0	0	39,600
2	01	WINDSOR LOCKS	3	101	1,274,000	0	0	0
8	09	WOODSTOCK	0	0	0	1	8	94,275

HOUSING UNITS GAINED OR LOST THROUGH RESIDENTIAL ADDITIONS AND ALTERATIONS

JANUARY 1988 THROUGH DECEMBER 1988

COUNTY	REGION	PERMIT-ISSUING PLACES	RESIDENTIAL ADDITIONS AND ALTERATIONS WHICH RESULT IN AN INCREASE IN THE NUMBER OF HOUSING UNITS			A DECREASE IN THE NUMBER OF HOUSING UNITS		
			BUILDINGS	ADDITIONAL UNITS	ESTIMATED VALUE	BUILDINGS	DECREASED UNITS	ESTIMATED VALUE
		CONNECTICUT	19	55	1,493,680	0	0	0
1	05	BRIDGEPORT	2	28	600,000	0	0	0
2	01	EAST HARTFORD	2	4	135,000	0	0	0
5	11	MADISON	1	1	31,680	0	0	0
4	04	OLD SAYBROOK	1	1	42,000	0	0	0
3	10	SALISBURY	1	1	20,000	0	0	0
1	13	STAMFORD	12	20	665,000	0	0	0

HOUSING UNITS GAINED OR LOST THROUGH CHANGE OF USE AUTHORIZED

JANUARY 1988 THROUGH DECEMBER 1988

CONNECTICUT DEPARTMENT OF HOUSING CONSTRUCTION ACTIVITY INFORMATION SYSTEM (DOHCAIS)

COUNTY	REGION	PERMIT-ISSUING PLACES	GAINS: CONVERSION OF NONRESIDENTIAL AND NONHOUSEKEEPING BUILDINGS TO HOUSEKEEPING BUILDINGS			LOSSES: CONVERSION OF HOUSEKEEPING BUILDINGS TO NONRESIDENTIAL AND NONHOUSEKEEPING BUILDINGS		
			BUILDINGS	UNITS	ESTIMATED VALUE	BUILDINGS	UNITS	ESTIMATED VALUE
		CONNECTICUT	7	438	9,530,500	0	0	0
2	01	ENFIELD	4	297	6,725,000	0	0	0
1	13	NORWALK	1	78	2,392,500	0	0	0
7	01	VERNON	1	1	30,000	0	0	0
5	11	WALLINGFORD	1	62	383,000	0	0	0

PERMIT AUTHORIZED CONSTRUCTION

JANUARY 1988 THROUGH DECEMBER 1988

PLACE NAME	COOPLACE	IDENT	CTY	OLD ITEM	ITEM	DESCRIPTION	BLDGS	UNITS	ESTIMATED VALUE	ZERO PLACE	% IMPUTE
TOTALS FOR STATE OF CONNECTICUT											
				001		ONEFAMILY	13,560	13,560	1,166,641,310		2.30
					PUB	ONEFAMILY	28	28	1,540,000		.00
					101	ONEFAMDET	9,170	9,170	974,733,953		2.75
					102	ONEFAMATT	4,390	4,390	191,907,357		.00
					102PUB	ONEFAMATT	28	28	1,540,000		.00
				002	103	TWOFAMILY	298	596	23,460,621		.83
					103PUB	TWOFAMILY	7	14	644,000		.00
				003	104	THREEFOUR	110	397	18,324,175		.79
				004	105	FIVEMORE	290	4,378	165,494,997		.18
					105PUB	FIVEMORE	8	84	5,100,000		.00
				094	109	ALLHOUSES	14,258	18,931	1,373,921,103		2.00
					109PUB	ALLHOUSES	43	126	7,284,000		.00
					109TOT	ALLHOUSES	14,301	19,057	1,381,205,103	6	1.99
				300	112	MOBILEHOM	2	2	43,058		.00
				006	213	TRANSIENT	16	909	19,206,313		.00
				007	214	OTHERSHEL	13	682	12,171,651		.44
				008	318	RECREATN	53	0	34,110,810		.00
					318PUB	RECREATN	5	0	8,809,438		.00
				009	319	RELIGIOUS	16	0	7,232,256		.00
				010	320	INDUSTRY	356	0	121,802,226		.89
				011	321	PARKING	17	0	24,361,973		1.23
				013	322	GASSTATN	33	0	6,318,500		.00
				014	323	INSTITUTN	11	0	12,543,045		.00
				015	324	OFFICES	345	0	300,638,915		.56
					324PUB	OFFICES	6	0	17,777,195		.00
				016	325	UTILITIES	36	0	4,323,868		.00
					325PUB	UTILITIES	16	0	21,171,280		.00
				017	326	SCHOOLS	33	0	9,929,165		1.06
					326PUB	SCHOOLS	47	0	33,438,144		.00
				018	327	STORES	314	0	153,306,840		.97
					327PUB	STORES	2	0	509,952		.00
				019	328	NONRESBLD	2,641	0	38,135,189		2.23
					328PUB	NONRESBLD	18	0	5,148,926		.00
				020	329	STRUCTURE	3,418	0	36,652,120		.35
					329PUB	STRUCTURE	10	0	825,318		.00
				021		HOUSEALTR	29,442	493	481,196,945		2.50
					PUB	HOUSEALTR	5	0	116,500		.00
					433	ADDUNITS	19	55	1,493,680		.00
					434	NOINCALTR	29,416	0	470,172,765		2.56
					434PUB	NOINCALTR	5	0	116,500		.00
				022		NORESCHG	7,139	0	525,099,122		.94
					PUB	NORESCHG	87	0	59,974,517		.00

PERMIT AUTHORIZED CONSTRUCTION

JANUARY 1988 THROUGH DECEMBER 1988

PLACE NAME	COOPLACE	IDENT	CTY	OLD ITEM	ITEM	DESCRIPTION	BLDGS	UNITS	ESTIMATED VALUE	ZERO PLACE	% IMPUTE
TOTALS FOR STATE OF CONNECTICUT											
					437	NORESALTR	7,139	0	525,099,122		.94
					437PUB	NORESALTR	87	0	59,974,517		.00
					438		3,983	0	44,074,133		2.64
					438PUB		12	0	51,600		.00
					540	TOHOUSE	7	438	9,530,500		.00
				231	645	DEMONEFAM	596	596	0		.00
				231PUB	645PUB	DEMONEFAM	4	4	0		.00
				232	646	DEMTWOFAM	64	128	0		.00
				232PUB	646PUB	DEMTWOFAM	1	2	0		.00
				233	647	DEMTHRFOU	25	84	0		.00
				234	648	DEMFIVEMO	19	297	0		.00
				234PUB	648PUB	DEMFIVEMO	2	128	0		.00
				240	649	DEMOLIOTH	836	0	0		.00
				240PUB	649PUB	DEMOLIOTH	13	0	0		.00

Description of Survey and Supplementary Information Sources

The statistics provided in this publication are based on reports submitted monthly by local building officials in Connecticut, in response to a mail survey conducted by the U.S. Bureau of the Census.

This report includes a copy of the Monthly Building Permit Survey, Form C-404, "Report of Building or Zoning Permits Issued and Local Public Construction."

In accordance with the Connecticut statutes, all municipalities are required to submit a copy of the completed monthly report to the DOH Commissioner at the same time as the report is filed with the U.S. Bureau of the Census (*C.G.S.* Sec. 8-37s).

The estimated inventory of housing units in Connecticut towns was based on the net change in housing units authorized from January 1980 through the end of 1988, added to the full count of housing units on April 1, 1980.

Calculations, by units in structures, were derived from the monthly reports and the 1980 Census of Population and Housing (Summary Tape File 3A, tables 6, 102, and 103).

Data Processing and Estimation Procedures

The data that were reported monthly were successively added. They included data estimated by the U.S. Bureau of the Census for those places that provided reports for fewer than 12 months in a particular year.

The number of months for which reports were received was indicated in the table on "Valuation of Residential Construction." With the aid of the monthly census tabulations and local officials, the data were verified and analyzed by the DOH.

Data were entered at the DOH. The computer file, however, was maintained in Hartford at the Bureau of Information Services and Data Processing of the Department of Administrative Services.

Geographic Coverage of Building-Permit Jurisdiction

All the permit-issuing locations in Connecticut are municipalities.

However, certain political subdivisions maintained independent building-permit systems. For this reason, both Groton City and Stonington Borough are listed in addition to their respective towns.

Also, data from other independent permit systems were added to the data for their respective towns: Bantam Borough was added to Litchfield Town and Borough (footnote 4); Fenwick Borough was added to Old Saybrook Town (footnote 6); and Groton Long Point Borough was added to Groton Town (recently identified, with no footnote or independent listing assigned).

Consolidated permit systems were also indicated by footnotes:

- **0** Permit system covers town and borough of the same name.
- **1** Permit system covers town and city of the same name.
- **2** Griswold town-permit system also covers Jewett City Borough.
- **3** Killingly town-permit system also covers Danielson.
- **5** Milford town-permit system also covers Milford City and Woodmont Borough.
- **7** Stafford town-permit system also covers Stafford Springs Borough.
- **8** Winchester town-permit system also covers Winsted City.
- **9** Windham town-permit system also covers Willimantic City.

Survey Changes

At some locations, statistics on new housing units authorized in the permit jurisdictions have been kept for more than a century. The U.S. Bureau of the Census has published a book useful for time-series analyses, *Housing Construction Statistics: 1889 to 1964*.

In 1954, the Bureau of Labor Statistics of the U.S. Department of Labor published permit data for virtually all the permit-issuing locations surveyed. Since 1959, the U.S. Bureau of the Census of the U.S. Department of Commerce, has been collecting permit information through mail surveys of local building officials in 17,000 locations.

The State of Connecticut has actively cooperated with the federal government since this mail survey was begun.

The Department of Public Works was the first cooperating agency, succeeded by the Department of Community Affairs, and then the DOH.

Beginning in January 1987, several changes were made to the reporting and classifying of various survey items. Buildings and the valuation of additions, alterations, and conversions to residential buildings were classified under a common item number.

Similarly, buildings and the valuation of additions, alterations, and conversions to non-housekeeping and non-residential buildings were also classified under a common item number. In both circumstances, housing units were no longer reported.

The survey no longer distinguished between additions, alterations, and conversions that resulted in an increase, or decrease to the housing inventory in Connecticut. Furthermore, mobile homes were no longer within the scope of the survey.

Data Reliability

Although the statistics in this report were not subject to sampling variability, they were subject to various response and operational errors that could be attributed to many sources: the inability to obtain information about all cases, the differences in the interpretation of questions, the inability or unwillingness by respondents to provide correct information, and data-processing errors.

Explicit measures of the effects of these errors were not available. However, the Department believed that most of the important operational errors were detected in the course of the cooperative review of the data for reasonableness and consistency. The participants in the review included the U.S. Bureau of the Census, the DOH, and local officials.

The review by the DOH did not end with this publication. As errors are resolved or permits are modified or rescinded, the DOH computer file is updated. Tables are run with the new data when necessary.

They are available for examination at the DOH, or may be obtained from the Department.

Data Limitations

In Connecticut, by state statute, no building or structure may be "constructed or altered until an application has been filed . . . [by] the owner of the premises affected or his authorized agent" with the municipal building official, and a permit is issued.

Building permits are required prior to the beginning any construction or alteration since October 1, 1970.

Similarly, no person may "demolish any building, structure or part thereof without obtaining a permit for the particular demolition undertaking" from the municipal administrative officer (*C.G.S.* Sec. 29-263; 29-406).

Continuing sample surveys made by the U.S. Bureau of the Census indicate that construction was undertaken for all but 2 percent of the new housing units authorized by permits nationally.

Construction typically starts during the month of the permit issuance, and most of the remaining work begins within the following three months.

Therefore, the housing-unit statistics displayed in this report do not represent the number of units actually put into construction for the period shown, and should not be directly interpreted as "housing starts."

In certain instances, a developer may have been given notice to proceed with the construction of federal public housing, and a building permit was not reported. In these instances the data related to the award of the construction contract.

Data Characteristics

The DOH Construction Activity Information System (DOHCAIS) monitored authorized additions to, and subtractions from, the state housing inventory.

This housing-unit data related to residential buildings intended for occupancy on a housekeeping basis.

New hotels, motels, and other non-housekeeping residential buildings authorized for construction were tabulated separately from the housing-unit data.

A separate table provides data on the number of rooms in non-housekeeping buildings.

The working definition of a housing unit was "a room or group of rooms intended for occupancy as separate living quarters." Hence, each apartment unit in an apartment building was counted as one housing unit. For example, one new building containing 260 apartments would appear in the housing units tables as 260 housing units.

A housing unit may, however, be unoccupied at a particular time or year-round.

By contrast, a household includes all the persons who occupy a housing unit.

To estimate the number of households, it was necessary to multiply the overall number of housing units at a given time by the overall occupancy-rate. To determine this rate, the DOH divided the total owner-occupied and renter-occupied housing units observed in the most recent census or other vacancy survey by the number of all housing units at the time of the survey.

To avoid duplication, respondents were cautioned to include a foundation permit only when a separate foundation permit was issued, and it had a construction cost. Respondents were instructed to include the cost of the foundation when it was authorized, but not to enter the number of buildings or housing units.

Buildings, housing units, and the remaining costs were counted only in the month that the superstructures were authorized. Similarly, when the superstructure only constituted a shell, the cost of completion of the interior was to be included in the month that the completion was authorized.

The valuation of construction as displayed in these tables was the cost of construction as recorded on the building permits. This figure usually excluded the cost of on-site development and improvements, and the cost of heating, plumbing, electrical and elevator installations.

According to the U.S. Bureau of the Census, the characteristics of building-permit data further restricted their value as indicators of the dollar volume of residential and non-residential construction.

Any attempt to use these figures for inter-area comparisons of construction volume must, at best, be made cautiously and with broad reservations.

Specific Data Items

To distinguish attached one-family houses from two-or-more-family buildings required a technical review of the architectural drawings or on-site inspection.

Attached one-family houses included side-by-side housing units with ground-to-roof common walls (not necessarily fire-protected).

Two-or-more-family buildings contained superimposed housing units, a mixture of superimposed and side-by-side units, common attics, and common basements.

In a given development, both types of buildings may have the same number of stories and may appear almost the same from the outside.

The distinction is, significant, however, for fire safety, energy conservation, land utilization, and demographic and marketing analyses.

Respondents, unfortunately, often confused building types and tenure.

Tenure related to such matters as whether a building was being developed for sale on a condominium basis or for rental on a management basis.

Thousands of housing units in Connecticut have been converted from factories, schools, and barns. On the opposite side of the ledger, a few hundred housing units in the state have been converted into offices and stores.

It was useful to know the nature of both the former use and the reuse.

Most of the larger conversions to housing were certified rehabilitations of certified historic structures.

Information about these projects is available form the Connecticut Historical Commission.

Permit data pertaining to additions and alterations to existing residential housekeeping buildings displayed particular limitations.

In some instances, the additions and alterations escaped the vigilant inspection and code enforcement procedures applied to more visible work. As a result, certain interior alterations, for example, were more likely than new construction to be accomplished without authorization.

The data also included items that were beyond the

scope of the survey, such as awnings, canopies, chimneys, decks, mechanicals, roofing, siding, signs, and repairing or rebuilding that followed fire damage.

Moreover, some data was misreported under additions and alterations to "all other buildings and structures."

Glossary

Additions and alterations that result in an increase in the number of housing units: additional units available for occupancy that were created by altering or adding to an existing residential housekeeping space, ranging from a single accessory apartment to a high-rise tower.

Additions or alterations that result in a decrease in the number of housing units: units in existing residential housekeeping buildings that were no longer available for occupancy, usually as the result of merging the space into the unit(s) retained.

Additions or alterations that result in no change in the number of housing units: no units were gained or lost.

Change of use: housing units that were converted from or to non-housekeeping or non-residential use, such as seasonal cottages without kitchens, dormitories, factories, and offices.

Demolitions: housing units in housekeeping residential buildings that were authorized for demolition or razing.

Gains: increases to the housing inventory that were authorized, including housing units in new residential housekeeping buildings and mobile homes, as well as increases that resulted from additions and alterations, and change of use.

Housing unit: a single room or a group of rooms that was intended for occupancy as separate living quarters by a family, by a group of unrelated persons living together, or by a person living alone.

Losses: decreases from the housing inventory that were authorized, including demolitions, as well as housing units decreased through mergers and change of use.

Mobile manufactured homes: mobile homes for which building permits were issued (not uniformly required): intrinsically movable dwellings, at least 10 feet wide and 35 feet long; designed to be towed on their own wheeled chassis, with transportation gear integral to the unit when they leave the factory; and without the need for permanent foundations, with the two I-beams of the chassis remaining as a basic structure.

Net gain: increases to the housing inventory that were authorized, minus decreases that were authorized.

Non-housekeeping buildings: residential buildings that were intended as transient accommodations and other shelters (new dormitories and other types were classified by their affiliation).

One-unit attached: a housing unit that was separated from adjoining units by a ground-to-roof wall, such as a rowhouse or townhouse, without either a common attic or a common basement, unattached to a unit superimposed over another unit, and with a separate heating system and utility meter.

One-family detached: a one-family house that was surrounded by open land on all sides.

Percent change to buildings and values: the proportion that the housing inventory was authorized to grow or to decline during the survey period, compared to the previous survey period.

Percent change to units: the proportion that the housing inventory was authorized to grow or to decline during the survey period, compared to the previous survey period.

Per unit value: the average estimated value of construction of one-unit detached houses and other housing units that were authorized to be added to the housing inventory.

Undetermined: housing units in the estimated inventory that were authorized but that could not be allocated by units-per-structure, resulting from the cumulative difference of the most recent U.S. Bureau of Census count of housing units created or merged through additions and alterations to existing residential housekeeping buildings, and the housing units converted from or to non-residential and non-housekeeping buildings.

C-404(1)
(10-29-86)

U.S. DEPARTMENT OF COMMERCE
BUREAU OF THE CENSUS

INSTRUCTIONS FOR COMPLETING FORM C-404, " REPORT OF BUILDING OR ZONING PERMITS ISSUED AND LOCAL PUBLIC CONSTRUCTION"

GENERAL INSTRUCTIONS

Complete each section by summarizing information for number of buildings, number of housing units, and valuation of construction as shown on the building or zoning permit.

Classify any building that has multiple uses (e.g., combination office and apartment building) according to its primary use.

Using these instructions and your classification handbook, determine the appropriate item for each building or zoning permit. Enter a building in only one category. If you are unable to determine where to classify a building, list it in the comments section.

PERMITS TO INCLUDE

Include all permits issued for new construction, additions, alterations, conversions, and demolitions of—

- residential buildings
- nonhousekeeping residential buildings
- nonresidential buildings
- recreational facilities
- harbor and port facilities

Include permits for both privately and publicly owned construction. Privately owned construction is defined as all buildings owned by a private company or individual during the period of construction. This includes all housing built by nonprofit organizations and "turnkey" housing (i.e., housing that will be sold to a local public housing authority when completed). Publicly owned construction is defined as all buildings owned by a governmental body during the period of construction.

Include a foundation permit only when it is issued separately and shows a valuation of construction. Enter the valuation on the proper item line in accordance with the intended use of the superstructure and enter zero for the number of buildings and housing units.

PERMITS TO EXCLUDE

Exclude all permits issued for—

- mobile homes
- landscaping
- moved or relocated buildings
- maintenance and repair
- installations, such as plumbing, electrical, and mechanical work
- erection or placement of manufactured items, such as fences, signs, and television antennas
- heavy construction such as highways and streets, and earthmoving

MAILING DATE — Please mail your report on or before the date shown on your survey form.

CHANGES TO YOUR PERMIT SYSTEM — Please mark changes, if any, to your building permit system in the appropriate box on your survey form.

NO PERMITS ISSUED — If no permits were issued during the month, mark an "X" in the box provided, sign your form, and return it in the enclosed preaddressed envelope.

REVISIONS OF EARLIER MONTH'S REPORT — Enter any revisions to data for previous months in the comments section. Include the reference month of the original data.

INSTRUCTIONS FOR CLASSIFYING CONSTRUCTION ON FORM C-404

▶ Section I — NEW RESIDENTIAL HOUSEKEEPING BUILDINGS

Classify buildings as described below. Please note that type of ownership (e.g., condominium or cooperative) should not be considered when classifying buildings. Include houses which are manufactured partially off site and are transported and assembled at the construction site, such as prefabricated and modular houses. Exclude mobile homes and all moved or relocated buildings.

A housing unit is a house, an apartment, a group of rooms, or a single room occupied as separate living quarters. Separate living quarters are those—

- in which the occupants live and eat separately from other persons in the building, and
- which have direct access from outside of the building or through a common hall.

Item 101 — Single-family houses, detached — Include all detached single-family houses.

Item 102 — Single-family houses, attached — Include all attached single-family houses where —

- each unit is separated from adjoining units by a wall that extends from ground to roof,
- no unit is above or below another unit,
- each unit has separate heating systems, and
- each unit has separate utility meters.

Count each housing unit as a separate building.

Items 103–105 — Include all two-or-more family buildings. If built side by side, the units either—

- do not have separating walls that extend from ground to roof,
- share a common heating system, or
- have a common utility system without individual meters.

Item 103 — Two-family buildings — Include all buildings containing two housing units.

Item 104 — Three- and four-family buildings — Include all buildings containing three or four housing units.

Item 105 — Five-or-more family buildings — Include all buildings containing five or more housing units.

Item 109 — Total of information reported in items 101 through 105.

▶ Section II — NEW RESIDENTIAL NONHOUSEKEEPING BUILDINGS

Item 213 — Hotels, motels, and tourist cabins intended for transient accommodations —

- hotels
- motels
- tourist cabins
- apartment hotels

Item 214 — Other nonhousekeeping shelter — Include buildings such as —

- clubs with bedrooms
- dormitories
- rooming houses
- fraternity houses
- boarding houses
- sorority houses

INSTRUCTIONS FOR CLASSIFYING CONSTRUCTION ON FORM C-404 — Continued

▶ Section III — NEW NONRESIDENTIAL BUILDINGS

Item 318 — Amusement, social, and recreational — Include buildings such as —

- theaters
- auditoriums
- YMCA buildings (no beds)
- bowling alleys
- radio and TV studios
- athletic and social clubs
- arenas
- skating rinks

Item 319 — Churches and other religious — Include buildings such as —

- churches
- synagogues
- temples
- parish halls

Item 320 — Industrial — Include plants producing, processing, or assembling goods and materials, such as —

- factories
- machine shops
- paper mills
- beverage plants
- manufacturing plants
- printing plants

Item 321 — Parking garages (buildings and open decked) — Include garage buildings and open deck parking structures to be used primarily for transient parking. Report storage garages in item 327. Parking lots are out of scope.

Item 322 — Service stations and repair garages —

- service stations
- repair garages

Item 323 — Hospitals and institutional — Include buildings such as —

- hospitals
- convalescent homes
- clinics
- orphanages
- rest homes
- sanatorium

Report doctors' offices in item 324, staff houses and apartments in items 101 – 105.

Item 324 — Offices, banks, and professional — Include buildings such as —

- offices
- professional buildings
- administration buildings
- banks
- financial institutions
- medical office buildings

Item 325 — Public works and utilities — Include buildings providing public services such as —

- transportation
- water supply
- heat
- communication
- power
- sewage disposal

Item 326 — Schools and other educational — Include buildings such as —

- schools
- libraries
- academies
- universities
- museums
- observatories

Item 327 — Stores and customer services — Include buildings such as —

- stores
- restaurants
- beauty shops
- malls
- taverns
- auto showrooms
- laundromats
- warehouses
- markets
- kennels

Item 328 — Other nonresidential buildings — Include buildings such as —

- sheds
- barns
- dog pounds
- storage garages
- jails
- boathouses
- silos
- post offices
- animal hospitals
- reformatories

Include all other buildings not elsewhere classified.

Item 329 — Structures other than buildings — Include non-building recreational facility construction and harbor and port facility construction such as —

- parks
- outdoor stadiums
- marinas
- outdoor swimming pools
- outdoor theaters
- boardwalks
- wharves
- docks

▶ Section IV — ADDITIONS, ALTERATIONS, AND CONVERSIONS

Item 434 — Residential — Include additions, alterations, and conversions to housekeeping residential buildings (classify additions of residential garages and carports in item 438).

Item 437 — Nonresidential and nonhousekeeping — Include additions, alterations, and conversions to nonresidential and nonhousekeeping residential buildings.

Item 438 — Additions of residential garages and carports — Include additions of new residential garages and carports whether attached or detached. Do not separate garages from buildings included in section I.

▶ Section V — DEMOLITIONS (RAZING) OF BUILDINGS

Items 645 – 648 — Residential buildings — Include permits issued for demolitions (razing) of housekeeping buildings. The classification description for each building type is the same as shown in section I.

Item 649 — All other buildings and structures — Include permits issued for demolitions (razing) of nonhousekeeping residential and nonresidential buildings.

▶ Section VI — ADDITIONAL INFORMATION FOR INDIVIDUAL PERMITS OF $500,000 OR MORE

Describe individually all permits authorizing construction valued at $500,000 or more. Continue on additional paper if necessary.

▶ Indicate in the comments section any information that you are aware of on new permit-issuing jurisdictions.

Form **C-404** (8-5-88) U.S. DEPARTMENT OF COMMERCE BUREAU OF THE CENSUS

REPORT OF BUILDING OR ZONING PERMITS ISSUED AND LOCAL PUBLIC CONSTRUCTION

Period in which permits issued

(Please correct any errors in name and address including ZIP Code)

If your building permit system has changed, mark (X) appropriate box below and ***explain in comments.***

- ☐ Discontinued issuing permits
- ☐ Merged with another system
- ☐ Split into two or more systems
- ☐ Annexed land areas
- ☐ Had other changes

PLEASE COMPLETE AND MAIL THIS FORM ON OR BEFORE

If no permits were issued during this period, mark (X) in the box ☐ *and return this form.*

MAIL THIS COPY TO **Bureau of the Census, 1201 East Tenth Street, Jeffersonville, IN 47132**

Instructions are included. For further assistance, call collect (301) 763-7244

Section I — NEW RESIDENTIAL HOUSEKEEPING BUILDINGS

	Item No	PRIVATELY OWNED			PUBLICLY OWNED		
		Number of			Number of		
		Buildings	Housing units	Valuation of construction *Omit cents*	Buildings	Housing units	Valuation of construction *Omit cents*
	(a)	(b)	(c)	(d)	(e)	(f)	(g)
Single family houses, detached *Exclude mobile homes*	101						
Single family houses, attached *Separated by ground to roof wall, No units above or below, and Separate heating systems and utility meters* (Count each unit as a separate building)	102						
Two family buildings	103						
Three and four family buildings	104						
Five or more family buildings	105						
TOTAL – *Sum of 101 – 105* →	109						

Section II — NEW RESIDENTIAL NONHOUSEKEEPING BUILDINGS

	Item No	PRIVATELY OWNED			PUBLICLY OWNED		
		Number of			Number of		
		Buildings	Rooms	Valuation of construction *Omit cents*	Buildings	Rooms	Valuation of construction *Omit cents*
	(a)	(b)	(c)	(d)	(e)	(f)	(g)
Hotels, motels, and tourist cabins (transient accommodations only)	213						
Other nonhousekeeping shelter	214						

Section III — NEW NONRESIDENTIAL BUILDINGS

	Item No	PRIVATELY OWNED		PUBLICLY OWNED	
		Number of buildings	Valuation of construction *Omit cents*	Number of buildings	Valuation of construction *Omit cents*
	(a)	(b)	(c)	(d)	(e)
Amusement, social, and recreational	318				
Churches and other religious	319				
Industrial	320				
Parking garages (buildings and open decked)	321				
Service stations and repair garages	322				
Hospitals and institutional	323				
Offices, banks, and professional	324				
Public works and utilities	325				
Schools and other educational	326				
Stores and customer services	327				
Other nonresidential buildings	328				
Structures other than buildings	329				

Section IV — ADDITIONS, ALTERATIONS, AND CONVERSIONS

	Item No	PRIVATELY OWNED		PUBLICLY OWNED	
		Number of buildings	Valuation of construction *Omit cents*	Number of buildings	Valuation of construction *Omit cents*
	(a)	(b)	(c)	(d)	(e)
Residential – *Classify additions of garages and carports in item 438*	434				
Nonresidential and nonhousekeeping	437				
Additions of residential garages and carports (attached and detached)	438				

PLEASE CONTINUE ON REVERSE SIDE →

Section V DEMOLITIONS AND RAZING OF BUILDINGS

	Item No	PRIVATELY OWNED		PUBLICLY OWNED	
		Number of		Number of	
		Buildings	Housing units	Buildings	Housing units
	(a)	(b)	(c)	(d)	(e)
Single family houses (attached and detached)	645				
Two family buildings	646				
Three and four family buildings	647				
Five or more family buildings	648				
All other buildings and structures	649				

Section VI INDIVIDUAL PERMITS AUTHORIZING CONSTRUCTION VALUED AT $500,000 OR MORE

Please provide the following information for each permit authorizing construction valued at $500,000 or more entered in sections I through IV.

Item No. from Sec. I–IV (a)	Description (b)	Name and address of owner or builder (c)	Ownership. Mark X one (d)	Valuation of construction. Omit cents (e)	Number of: Housing units (f)	Number of: Buildings (g)
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		
	Kind of building Site address		☐ Private ☐ Public	$		

Comments

Are you aware of any new permit-issuing jurisdictions? ☐ No ☐ Yes — *Please give additional information in comments*

Name of person to contact regarding this report	Telephone		
	Area code	Number	Extension
Title			

FORM C 404 (8-5-86)

The mechanicals for this report were produced by the Policy and Planning Division of the Connecticut Department of Housing using the following computer system, peripherals, and software: Apple® Macintosh® II computer; Radius™ two-page display monitor; Apple® LaserWriter® II NTX printer; DEST™ PC Scan™ scanner; Aldus PageMaker® 3.0 composition program; Microsoft™ Word 3.02 word-processing program; Aldus FreeHand® 2.0 graphics program; DEST™ Publish Pac™ 2.0 scanning program; and Microsoft™ Excel 1.03 spreadsheet and database program.